

# 9950 PRITCHARD ROAD

[CLICK HERE FOR VIRTUAL TOUR](#)

**486,146± SF**  
**INDUSTRIAL SPACE**  
JACKSONVILLE, FL

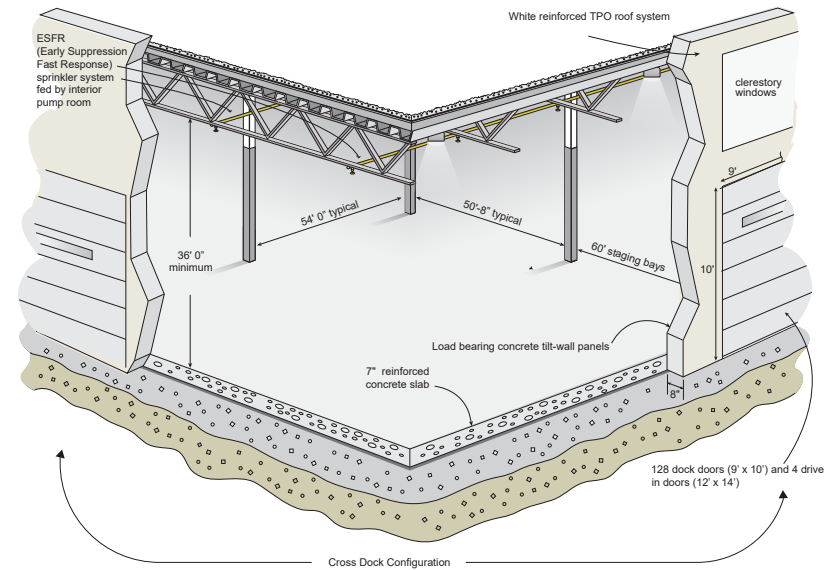
For More Information Visit:  
[www.9950pritchard.com](http://www.9950pritchard.com)



# PROPERTY HIGHLIGHTS

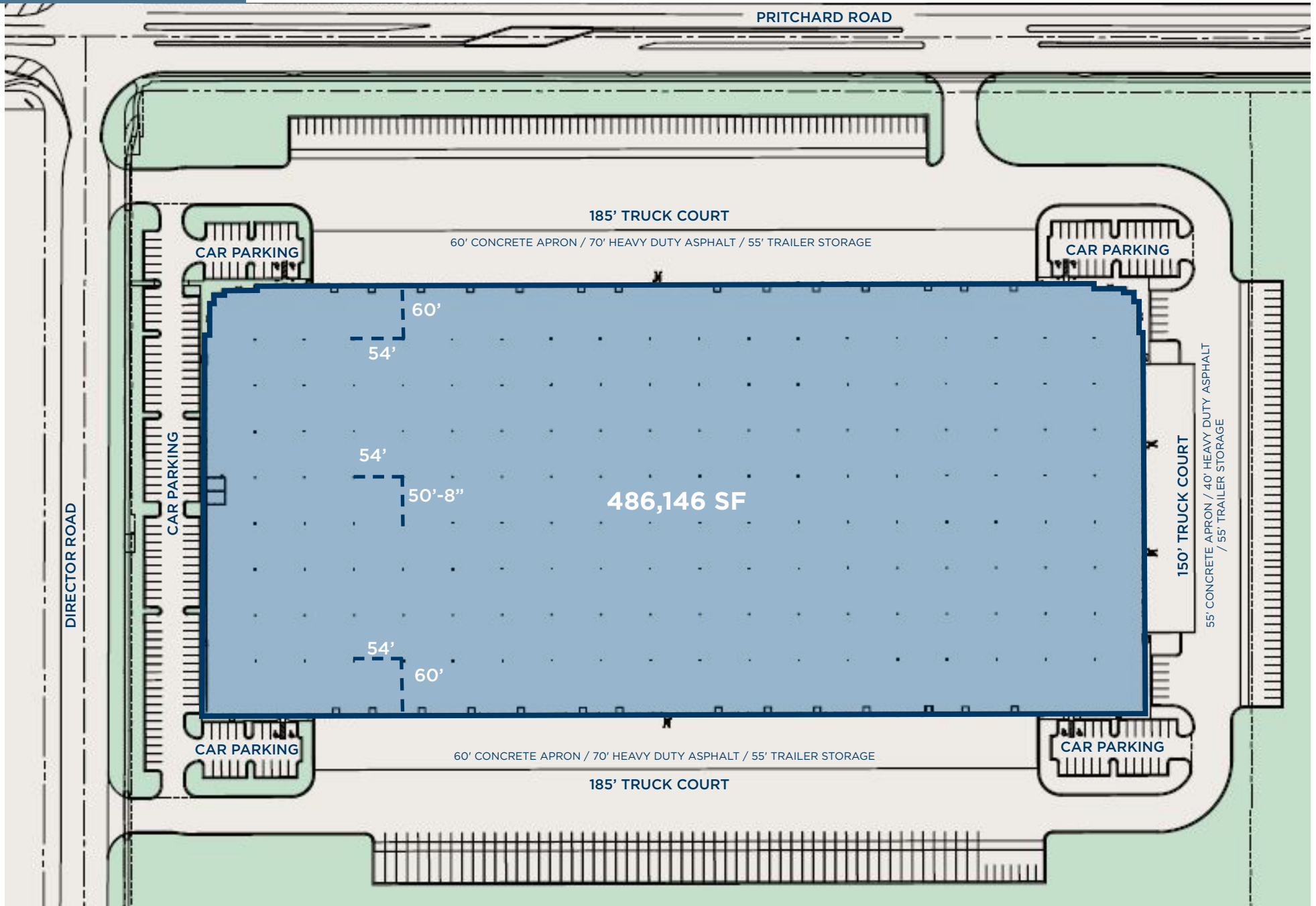
Introducing **9950 PRITCHARD ROAD**, a new construction warehouse located in **WESTLAKE INDUSTRIAL PARK**. This **486,146 SF** warehouse has **CROSS DOCK LOADING** and **OUTSIDE STORAGE** capacity. 9950 Pritchard Road is **IDEALLY LOCATED** within Jacksonville's westside submarket close to rail, ports, highways and the airport.

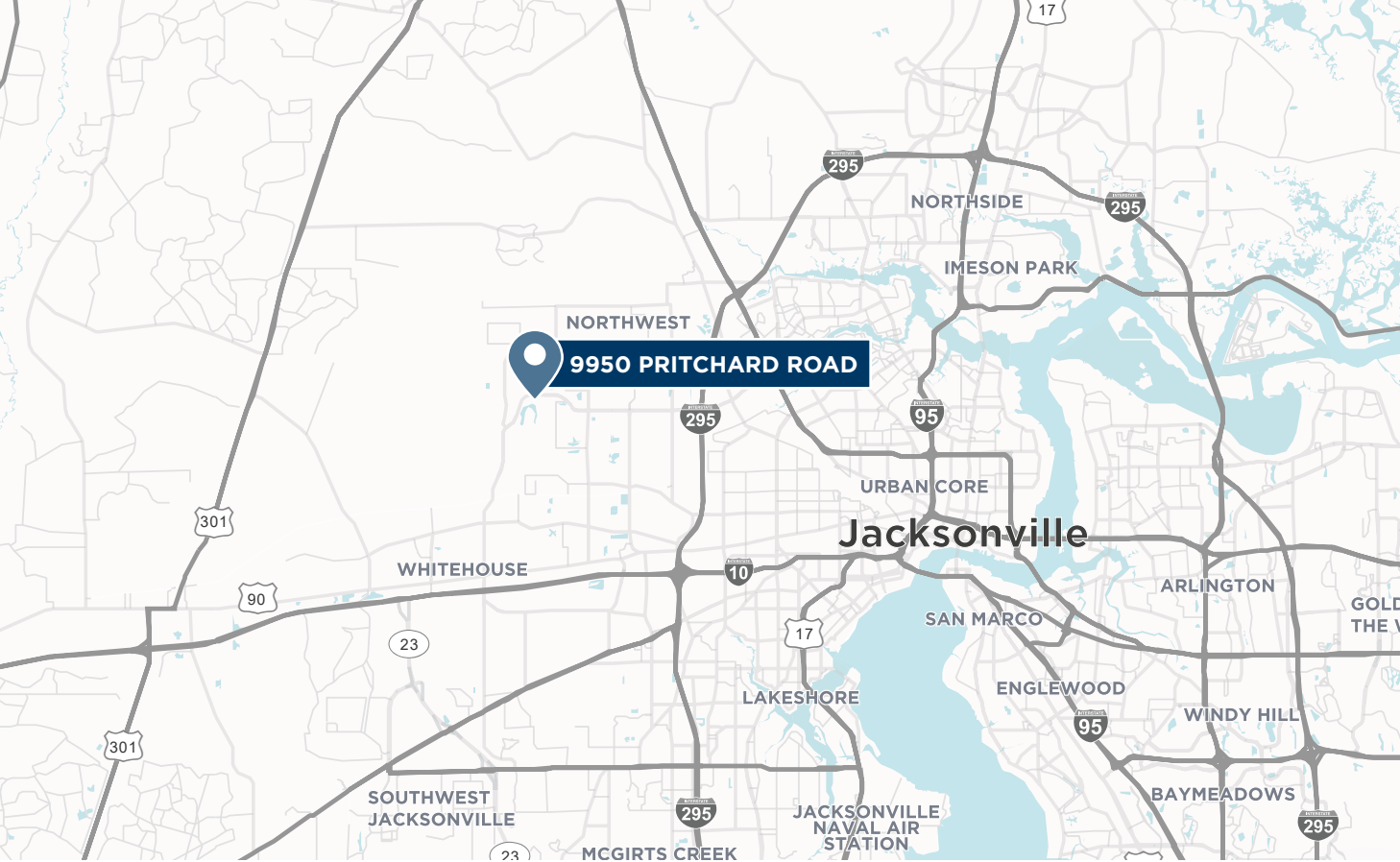
Building Size:	486,146 SF (Divides to 200,000± SF)
Office Area:	To-suit
Site Area:	30.77± Acres
Clear Height:	36' Minimum
Loading Docks:	128 - 9' x 10' Dock High Doors
Drive In Door:	4 - 12' x 14' Doors Available
Auto Parking:	150 Spaces (Expandable)
Trailer Parking:	130 Off-Dock Spaces
Floor Slab:	7" Reinforced Concrete Slab
Column Spacing:	54' X 50'-8"; 60' Deep Staging Bays
Electrical:	Two (2) - 2000 Amp Panels, 277/480 V
Roof:	White Reinforced TPO Roof System
Truck Court:	185' (60' Concrete, 125' Heavy Duty Asphalt)
Sprinkler:	ESFR
Building Construction:	Tilt-Up Concrete



# SITE PLAN

# 9950





# IDEAL LOCATION

**5.1mi** I-10  
**16.4mi** JACKSONVILLE INT'L AIRPORT

**12.8mi** I-95  
**13.8mi** JAXPORT TALLEYRAND

**4.0mi** I-295 THE BEACHES  
**155mi** ORLANDO

**192mi** Jacksonville Beach TAMPA (A1A)  
**339mi** ATLANTA

**144mi** SAVANNAH (I-95)  
**362mi** MIAMI (I-75)

# CONTACT INFORMATION

[www.9950pritchard.com](http://www.9950pritchard.com)

**TYLER NEWMAN, CCIM**  
 tyler.newman@cushwake.com  
 +1 904 380 8336

**JACOB HORSLEY**  
 jacob.horsley@cushwake.com  
 +1 904 380 8335

**TAYLOR CALFEE**  
 taylor.calfee@cushwake.com  
 +1 904 380 4106



©2021 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.