

Space Coast Regional Airport

51 BRISTOW WAY
TITUSVILLE, FL 32780



AVAILABLE FOR PRE-LEASE

±25,000 - ±50,000 SF
AIRCRAFT HANGAR FACILITIES

CBRE

FOR PRE-LEASE

CBRE is pleased to offer this premier opportunity to secure aircraft hangar facilities, including a build-to-suit facility, at the Space Coast Regional Airport, ranging from approximately 25,000 - 50,000 SF and capable of accommodating narrow-body commercial aircraft and all large cabin jets. These brand-new custom hangars feature attached offices, storage, and workshop space, and would be an ideal opportunity for corporate flight departments, aerospace and defense companies, and other aviation related businesses. Tenants will have direct ground and waterway access to the Cape Canaveral and KSC launch and NASA facilities across from Space Coast Innovation Park.



Hangars range from $\pm 25,000$ - $\pm 50,000$ SF



Custom floor plans and layouts



Office, storage, and shop space



Build-to-suit facility opportunity



Facility secure clearance (FCS) specs



Direct ground and waterway access to Cape Canaveral, KSC launch and NASA facilities



Prime location near all of Florida's major aerospace and defense companies

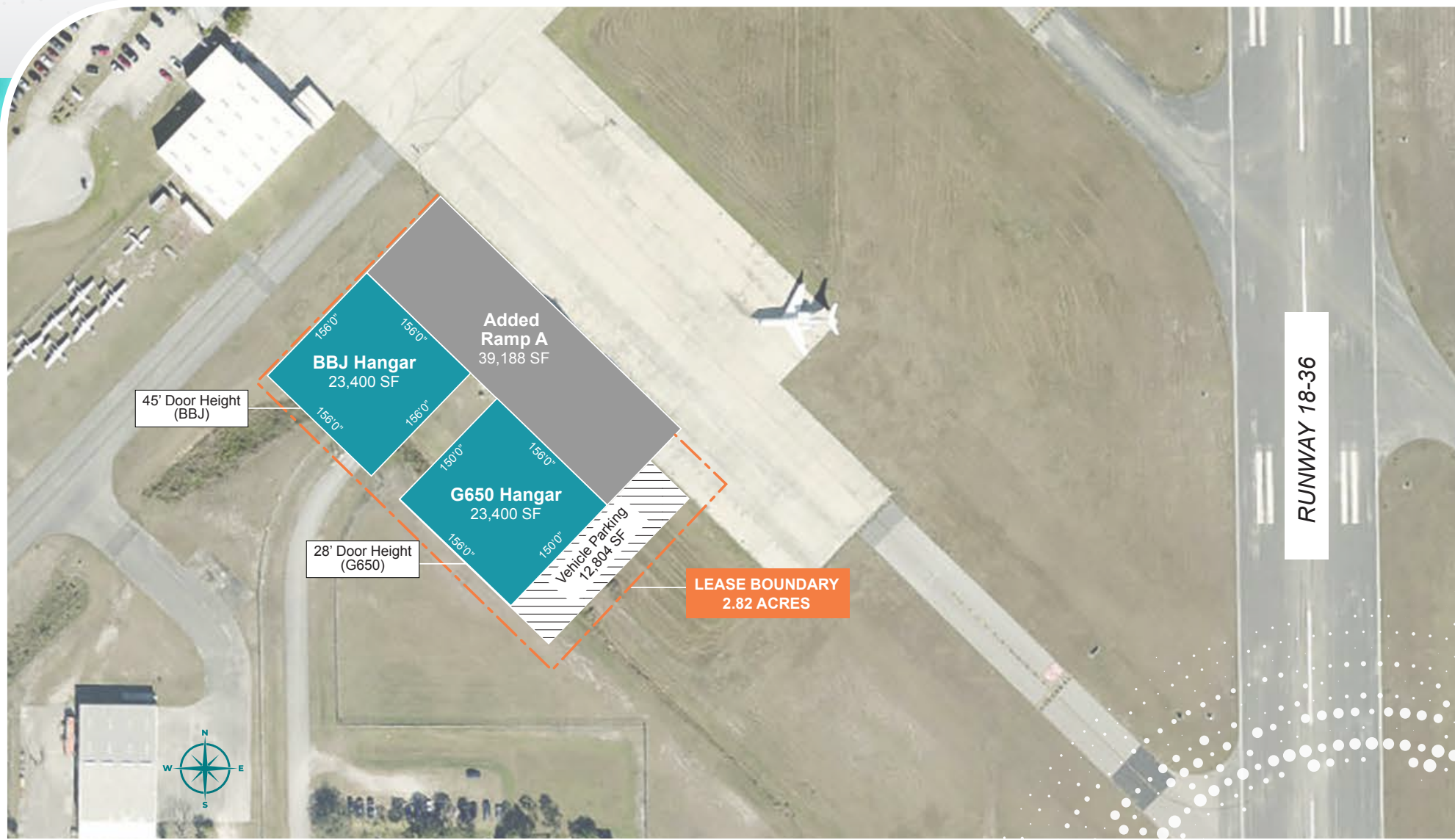


No badging requirements or restrictions on international and domestic visitors



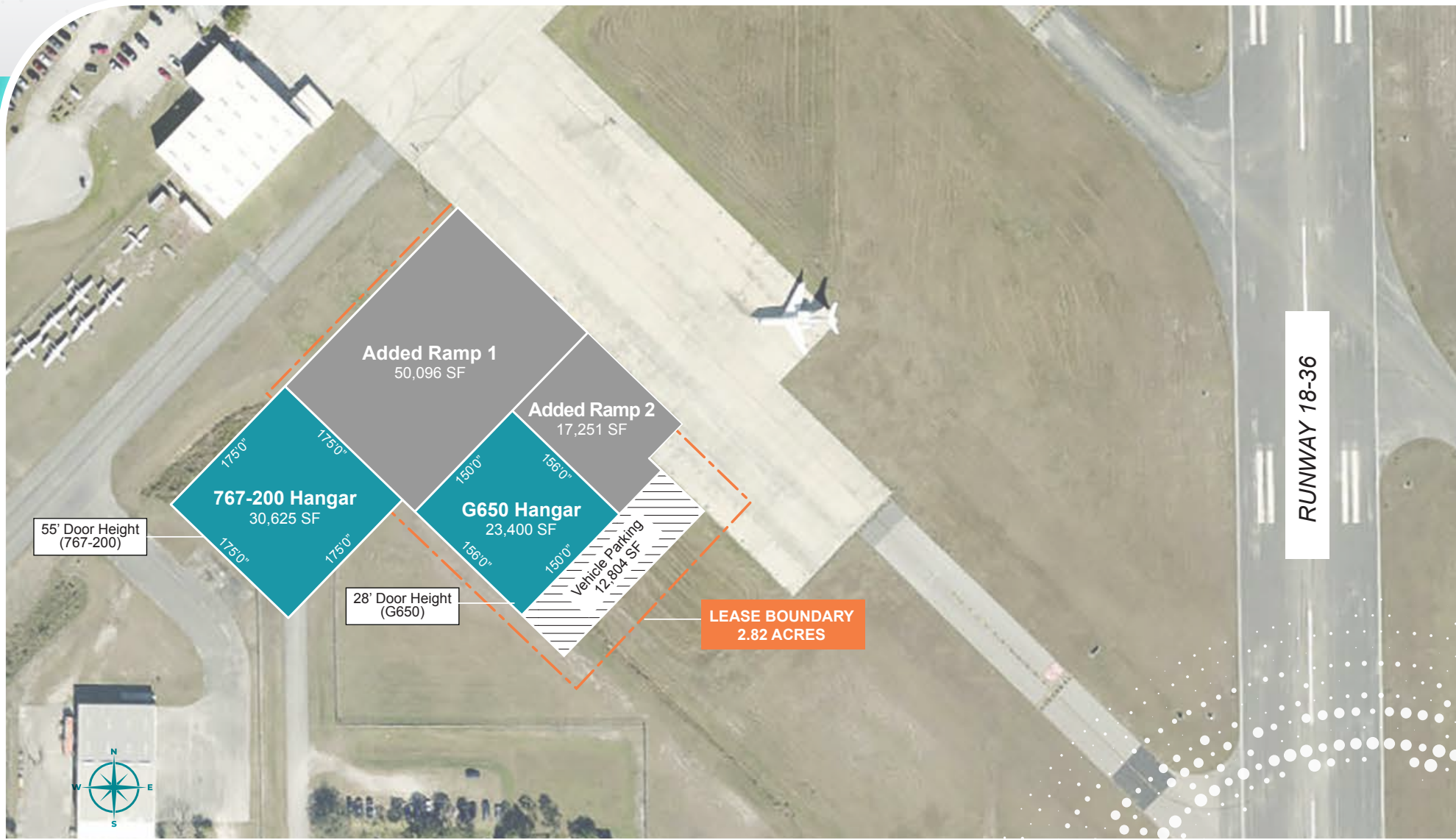
Site Plan

OPTION 1



Site Plan

OPTION 2



Location Highlights & Aerospace Neighbors

SPACE COAST REGIONAL AIRPORT

Located in Titusville, Florida, the Space Coast Regional Airport provides general aviation, commercial and corporate air travel, flight training, aircraft maintenance and repair, and more. The airport has two runways, the longest of which is 7320' x 150'. The airport is located in the heart of a thriving aerospace community, with access to Port Canaveral and the Kennedy Space Center, as well as I-95, 528 Beachline Expressway, U.S. 1 and Railway Facilities.



Direct access to I-95 and SR 405



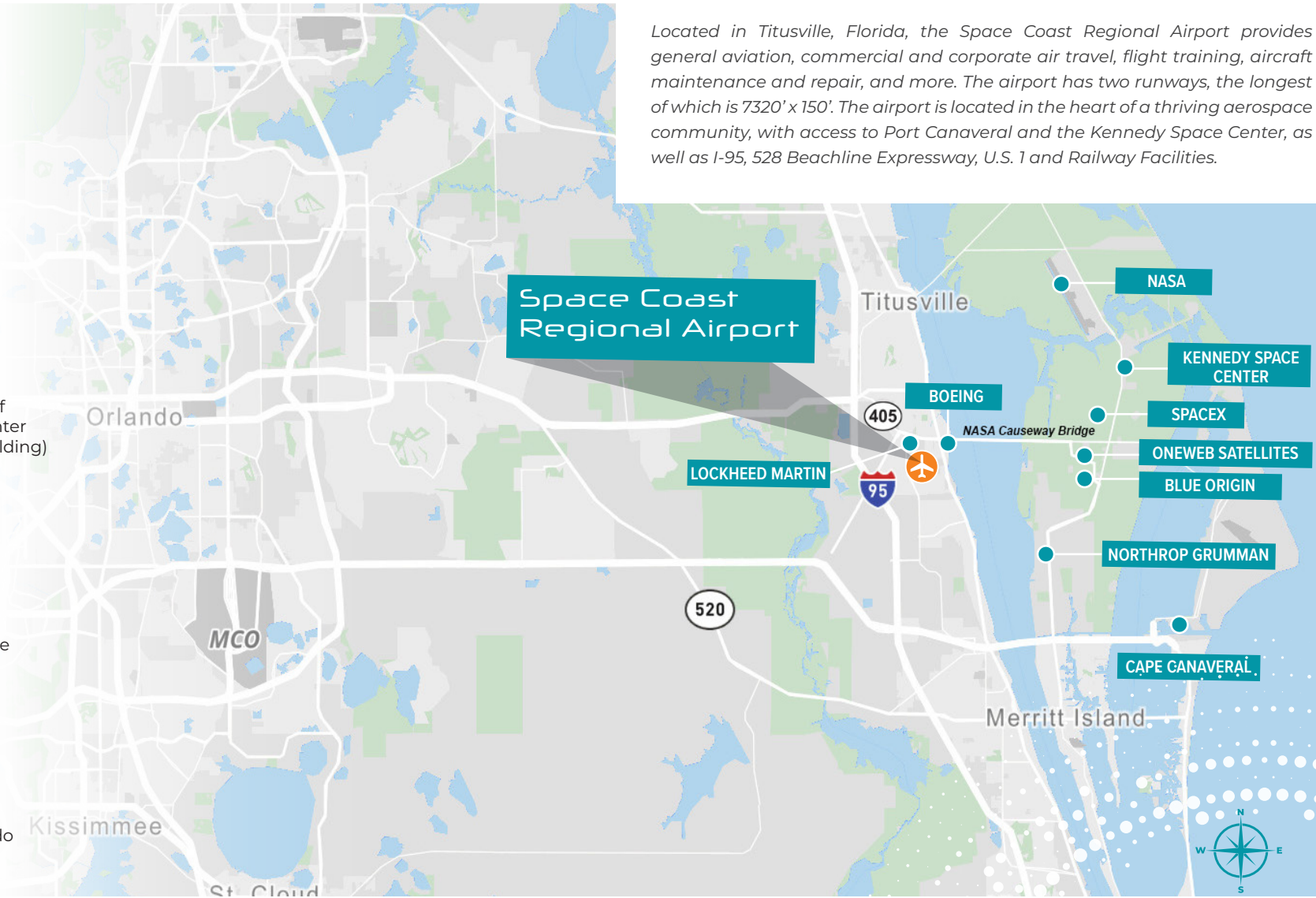
Within 10 miles of Kennedy Space Center (Vehicle Assembly Building)



7 miles to Titusville



48 miles to Orlando



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