



PRESS KIT

Where businesses find the perfect small warehouse space to support their growth.

A national real estate firm developing co-warehousing and small-bay industrial space for small and growing businesses.

— WARESPACE PRESS KIT

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01

About WareSpace

Who we are, how we started, and why small businesses keep choosing us.



01 — OUR MISSION

Transforming underutilized real estate into small business hubs, **one city at a time.**

WareSpace is a national real estate firm specializing in co-warehousing and small-bay industrial units. Our team creatively adapts and reconfigures dated, challenged properties into thriving hubs for the surrounding small business community.

Operating with a vertically integrated structure, we keep all major service lines in-house: acquisitions, development, construction, finance, operations, marketing, and sales.

73%

of tenants hire more and grow revenue within one year of moving in

<2,000 SF

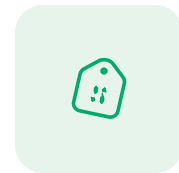
right-sized units that scale up as a business grows

Why businesses love WareSpace



Small Units

Units under 2,000 SF that scale with you as you grow.



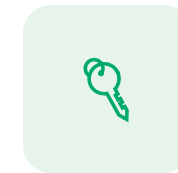
Smart Pricing

All-inclusive, simple monthly pricing without hidden fees.



Loading Docks

Warehouse equipment and logistics essentials included.



The Speed

Fast and easy move-in with no guarantor needed.

01 — ABOUT WARESPACE

Our Story

WareSpace started with a question our founders kept hearing: "Do you have a small warehouse for my business?" The options were either too big or just a self-storage unit. Nothing in between.

So we flipped the model. Instead of leasing one massive space to one tenant, we divided it into smaller units designed for growing businesses. Our first location in Washington, D.C. filled all 17 units right away, so we kept going.



"We're building a new kind of warehouse, and empowering small businesses across America to grow with us."

Our Founders



Levi Cohen

Founder & CEO



Joseph Ely

Founder & COO



Samantha Rubenstein

Founder & Chief Business Development Officer



03

Case Studies

Meet some of the entrepreneurs whose businesses, and lives, were transformed with WareSpace.



From outsourcing roasting to a roastery of her own

PROBLEM

Outsourcing roasting to other warehouses was expensive and convoluted, eating into the margin on every order.

SOLUTION

A customizable unit to build an in-house roastery, with loading docks, cupping space, and 24/7 access.

50% growth in online and in-store sales, and expanded from one unit to two

"Once we came to WareSpace, it was that light bulb moment — this has everything we need to help with our growth story."

Michelle Martinez — Hero Coffee Roasters

[Watch the full story →](#)



Hero Coffee Roasters // WareSpace

From 8 employees to 81, and 1,100% revenue growth

PROBLEM

Operations were split across a parents' garage, a mini-warehouse, and donated office space, with no dock and no climate control.

SOLUTION

One affordable home base with loading docks, climate control, conference rooms, and room to expand on demand.

1,100% revenue growth, with three space expansions in under three years

"Under three years, we've gone from a total of 8 people to 81. WareSpace has been a competitive advantage against companies paying far more."

Micah Stateson — Optimized Waste Removal

[Watch the full story →](#)



From scorpions and swamp coolers to four expansions

PROBLEM

Ground-level storage with swamp coolers and scorpions couldn't support a scaling Home Depot drop-shipping operation.

SOLUTION

Climate-controlled units with loading docks and the flexibility to expand the moment demand spiked.

4× space expansions in just 10 months as the operation scaled

Poltex Global moved off the ground floor into right-sized, climate-controlled space, then kept growing into it, expanding four times in under a year.

[Watch the full story →](#)



Poltex Global // WareSpace

— WHAT TENANTS SAY

Loved by small businesses nationwide

[Read all reviews →](#)

4.9/5.0

★★★★★

Rated by more than 1,000 WareSpace tenants

★★★★★

"At WareSpace, we just expand our unit instead of moving our whole operation."

Jeff Crowder
Texas Snack Company

★★★★★

"I look more credible now. I deal with a lot of top brands, and I need to present that."

Chaka Howard
Indigo Event Marketing

★★★★★

"Coming to WareSpace was a light bulb moment — it has everything we need for our growth."

Michelle Martinez
Hero Coffee Roasters

★★★★★

"In under three years we've gone from 8 people to 81. It's been a competitive advantage."

Micah Stateson
Optimized Waste Removal

★★★★★

"When I saw the convenience WareSpace showed, I thought — this might be the place for me."

Giovanni Romero
GR Moving and Delivery

Frequently Asked Questions

Who is WareSpace built for?

Small businesses, e-commerce sellers, makers, contractors, and creatives who have outgrown the garage but aren't ready for a massive industrial lease.

Is WareSpace just real estate?

No. We're vertically integrated, from acquisitions and development to marketing and customer success.

How is it different from self-storage?

Our spaces are workspaces, with business zoning, Wi-Fi, and shipping access. No long-term contracts and no setup headaches.

Why is WareSpace relevant now?

As the economy shifts and small-scale manufacturing booms, demand is growing for flexible, right-sized industrial space.

Is WareSpace a franchise?

No. All properties are corporate-owned and operated, managed in-house for consistent quality and service.

Do tenants actually grow here?

Yes. 73% report hiring more and growing revenue within one year of moving in.

Digital Assets



Company Logos

PNG & SVG, all variants



Photography

High-res spaces & tenants



Brand Guidelines

Logo, color & type rules



Videos

Tours & tenant films

[View All Downloads →](#)

Reach out for interviews, insights, or anything press- related.



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