

FOR LEASE

± 35,000 SF FREE STANDING BUILDING



MIA CARGO ENTRANCE

1601 NW 70TH AVE, MIAMI FL

BUILDING SIZE	±35,000 SF
LOADING	9 DOCK HIGH/ 1 DRIVE IN
CEILING HEIGHT	22' CLEAR
OFFICE SPACE	9,290 SF
ZONING	IU-2 HEAVY INDUSTRIAL
LEASING RATE	\$11.50 PSF NNN
EXPENSES	\$2.50 PSF

- 100% WET-PIPE SPRINKLER SYSTEM
- 15 MINUTES FROM DOWNTOWN MIA
- SR 826 AND SR 836 WITHIN 10 MINUTES
- TWO BLOCKS FROM MIA INTL. AIRPORT CARGO ENTRANCE

CONTACT

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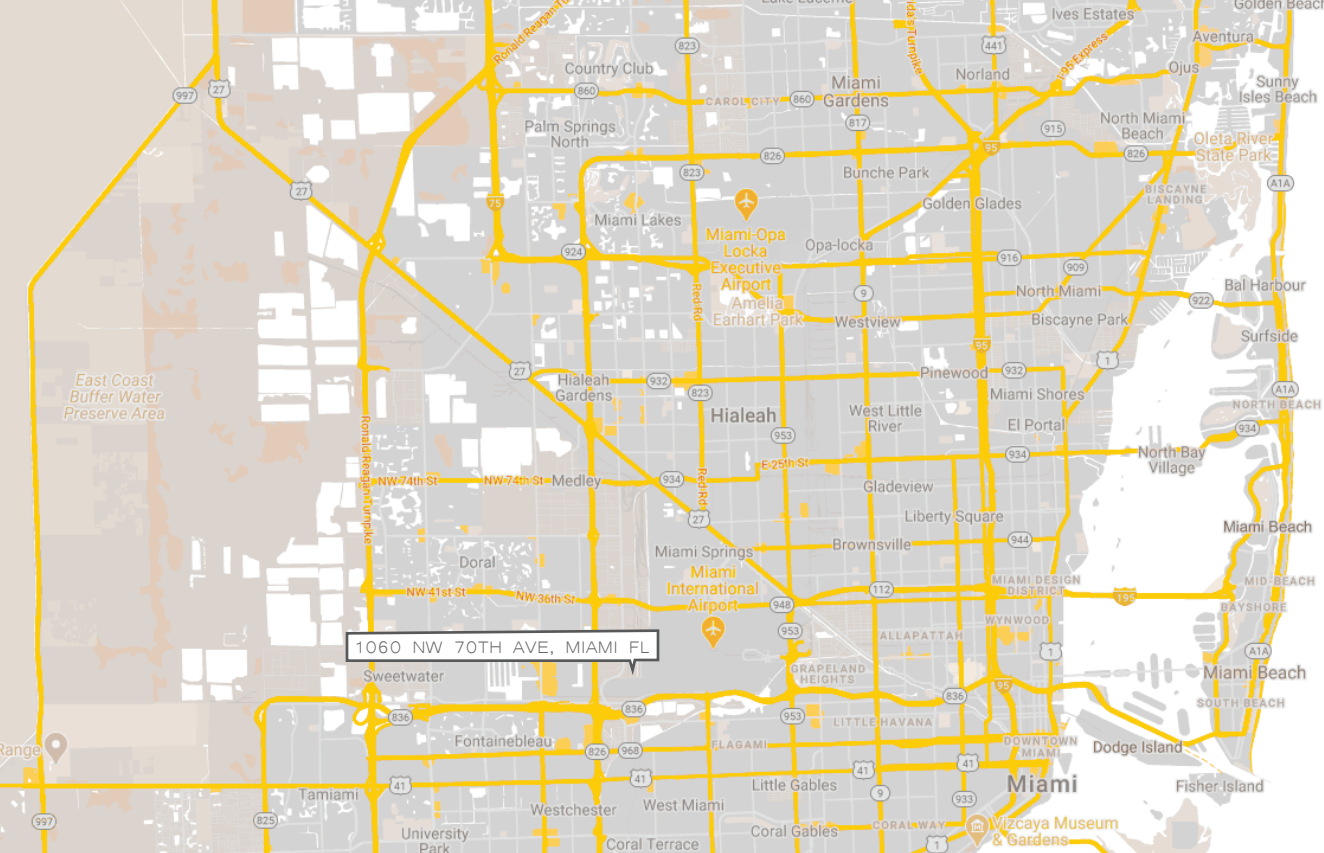
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NOTE: THIS OFFERING SUBJECT TO ERRORS, OMISSIONS, PRIOR SALE OR WITHDRAWAL WITHOUT NOTICE. MMP 313442



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