

15501 SW 29TH STREET Miramar, Florida 33027



# AVAILABLE FOR LEASE

## 152,573 SF DIVIDE-TO-SUIT





UP TO 152,573 SF WAREHOUSE









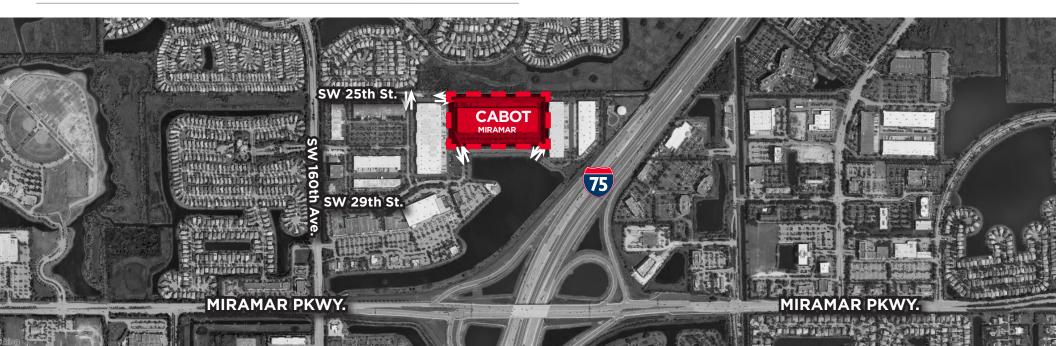




15501 SW 29TH STREET Miramar, Florida 33027

### **HIGHLIGHTS**

BUILDING SIZE	304,428 SF	DOCK DOORS	48 Total	
TOTAL AVAILABLE	152,573 SF (60,000 Minimum Subdivide)		<ul><li> 2 ramp doors</li><li> 46 dock doors</li></ul>	
OFFICE AREA	2,200 Spec Office		<ul> <li>11 dock doors at Kellstrom</li> <li>35 dock doors available</li> </ul>	
CONSTRUCTION	Concrete tilt-up		<ul> <li>35 dock doors available</li> <li>1 OH ramp door available</li> </ul>	
LAND AREA	20.1816 Acres	ZONING	PID	
2021 OPEX	\$3.55	FLOOR	6' Concrete Slab	
CLEAR HEIGHT	32'	LIGHTING	LED	
COLUMN SPACING	50'x50'		130'	
FIRE PROTECTION	ESFR	YEAR BUILT	2015	
ELECTRICAL	1,600 a / 480 v /3-phase			







#### **15501 SW 29TH STREET** Miramar, Florida 33027



### **DRIVE TIMES**

	Distance	Time
Fort Lauderdale/Hollywood Int. Airport	26.5 Miles	28 Minutes
Port Everglades	27.4 Miles	32 Minutes
Miami International Airport	21 Miles	26 Minutes
Port of Miami	26.8 Miles	32 Minutes
Miami-Opa Locka Executive Airport	12.4 Miles	19 Minutes



CABOT



Senior Director +1 561 227 2018 matthew.mcallister@cushwake.com

CHRIS METZGER, SIOR Executive Managing Director

+1 954 415 9155 chris.metzger@cushwake.com

225 NE Mizner Boulevard, Suite 300 Boca Raton, Florida 33432

+1 954 771 0800 cushmanwakefield.com

The material in this presentation has been prepared solely for information purposes, and is strictly confidential. Any disclosure, use, copying or circulation of this presentation (or the information contained within it) is strictly prohibited, unless you have obtained Cushman & Wakefield's prior written consent. The views expressed in this presentation are the views of the author and do not necessarily reflect the views of Cushman & Wakefield. Neither this presentation nor any part of it shall form the basis of, or be relied upon in connection with any offer, or act as an inducement to enter into any contract or commitment whatsoever. NO REPRESENTATION OR WARRANTY IS GIVEN, EXPRESS OR IMPLIED, AS TO THE ACCURACY OF THE INFORMATION CONTAINED WITHIN THIS PRESENTATION, AND CUSHMAN & WAKEFIELD IS UNDER NO OBLIGATION TO SUBSEQUENTLY CORRECT IT IN THE EVENT OF ERRORS.