

# Available For Lease

16215 NW 15 Avenue, Miami, FL 33169

The property offers a unique location next to the Golden Glades Interchange providing access to Palmetto Expressway (SR 826), Florida's Turnpike, and I-95. The location is ideal to reach all three counties in South Florida.



## Property Description

Available for Lease! Freestanding industrial building in Sunshine State Industrial Park. The building offers +/- 63,683 SF on 3.15 acres. It has heavy power and large overhead doors. Updated office space and AC'd production area. The property is fully fenced, secured and features ample parking in addition to a large paved storage area.

### Companies in the park include:

Amazon, Southern Glazer's Wine & Spirits, Packaging Corporation of America (PCA), Floor & Décor, Quantum Storage Systems, Mercedes Benz, Rooms to Go, Imeca Lumber and many others.

Available October 2021

## Offering Summary

<b>Building Size:</b>	<b>+/- 63,683 SF</b>
<b>Lot Size:</b>	<b>3.15 Acres</b>
<b>Power:</b>	<b>Heavy Power</b>
<b>Street Level Doors:</b>	<b>5 oversized</b>
<b>Dock Positions:</b>	<b>2 Truck Wells</b>
<b>Zoning:</b>	<b>Industrial</b>
<b>Lease Rate:</b>	<b>\$6.70/SF (NNN)</b>

Edison Vasquez, CCIM. // [evasquez@comreal.com](mailto:evasquez@comreal.com) | 305-401-1085

Pat McBride, Esq. // [pmcbride@comreal.com](mailto:pmcbride@comreal.com) | 305-619-2937

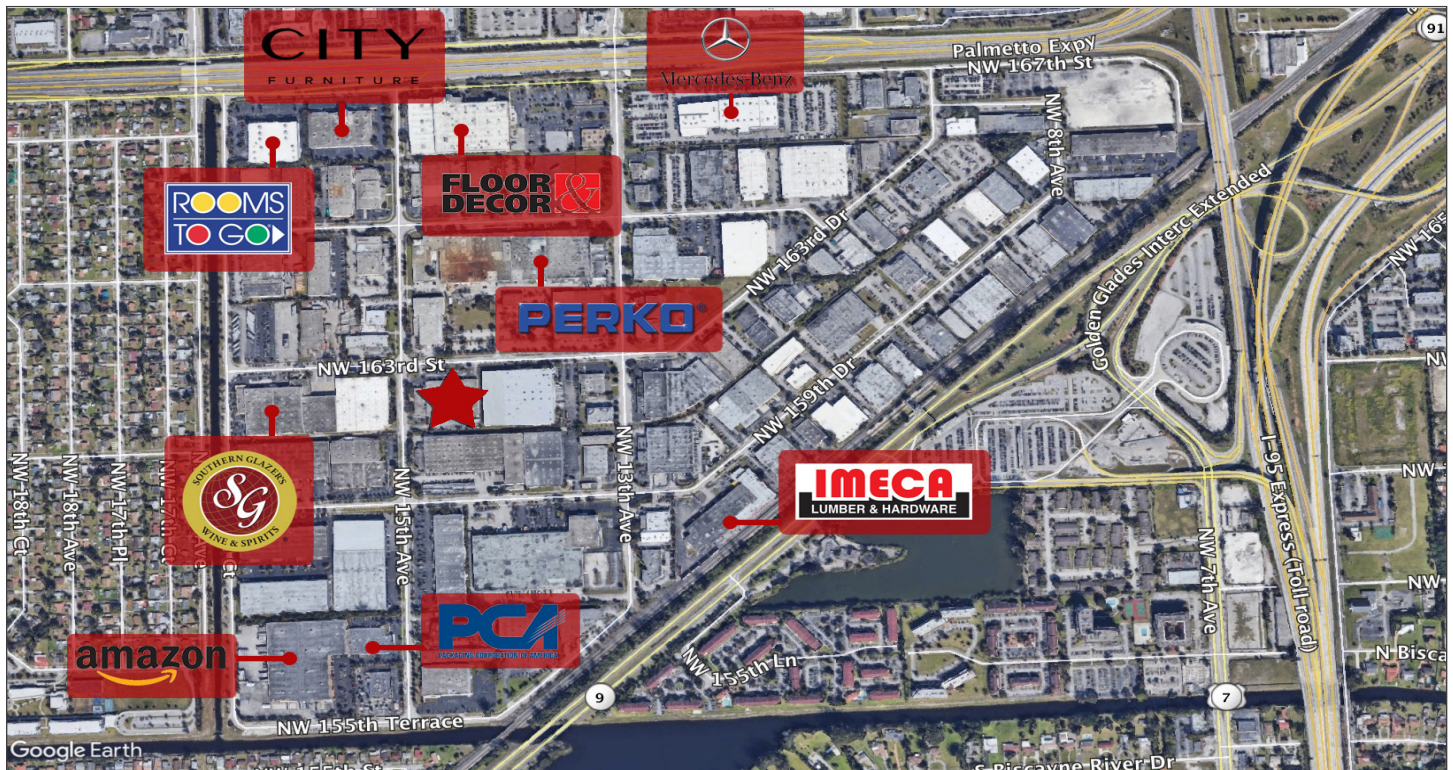
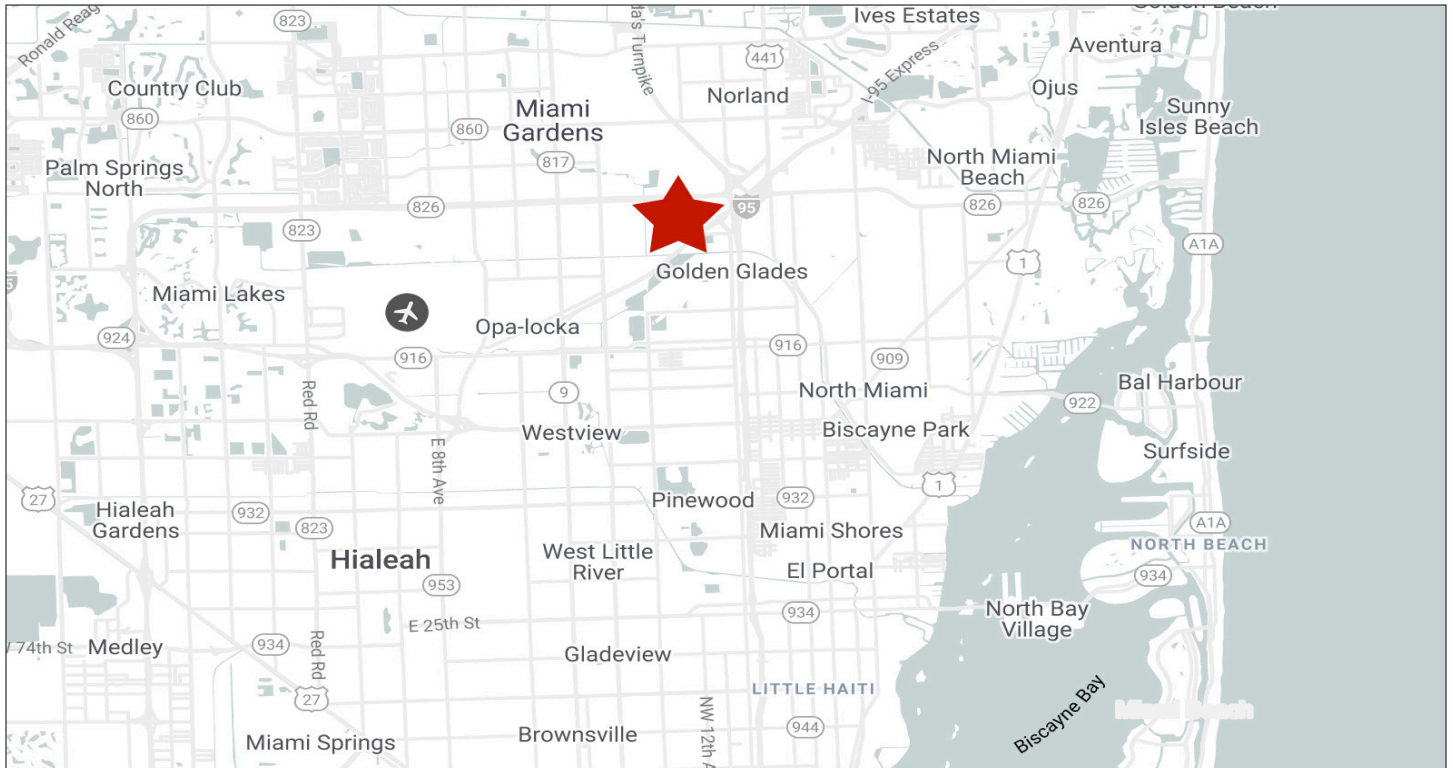
ComReal | Miami-Doral, LLC // 8200 NW 41st Street, Suite 155, Doral, FL 33166 // [www.comreal.com](http://www.comreal.com)

Disclosure: All information provided herein is obtained from sources that we believe to be reliable, but has not been verified for accuracy or completeness. Any reliance on this information is solely at your own risk. Terms and conditions or change in price are subject to change without notice.





# Location



Edison Vasquez, CCIM. // [evasquez@comreal.com](mailto:evasquez@comreal.com) | 305-401-1085

Pat McBride, Esq. // [pmcbride@comreal.com](mailto:pmcbride@comreal.com) | 305-619-2937

ComReal | Miami-Doral, LLC // 8200 NW 41st Street, Suite 155, Doral, FL 33166 // [www.comreal.com](http://www.comreal.com)

Disclosure: All information provided herein is obtained from sources that we believe to be reliable, but has not been verified for accuracy or completeness. Any reliance on this information is solely at your own risk. Terms and conditions or change in price are subject to change without notice.

