

MIRAMAR
CENTER
BUSINESS PARK

15501 SW 29th ST
Miramar, FL
33027

±60,000 – ±152,573 SF
SPACE AVAILABLE



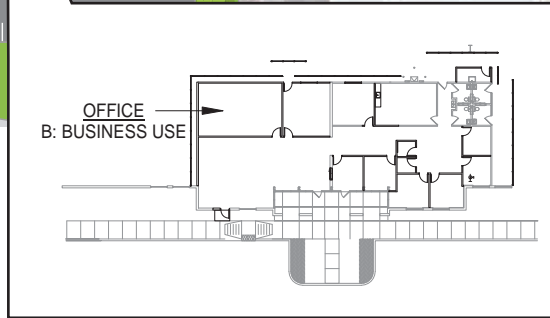
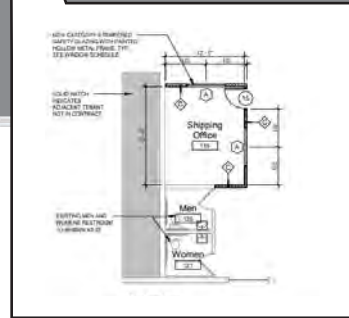
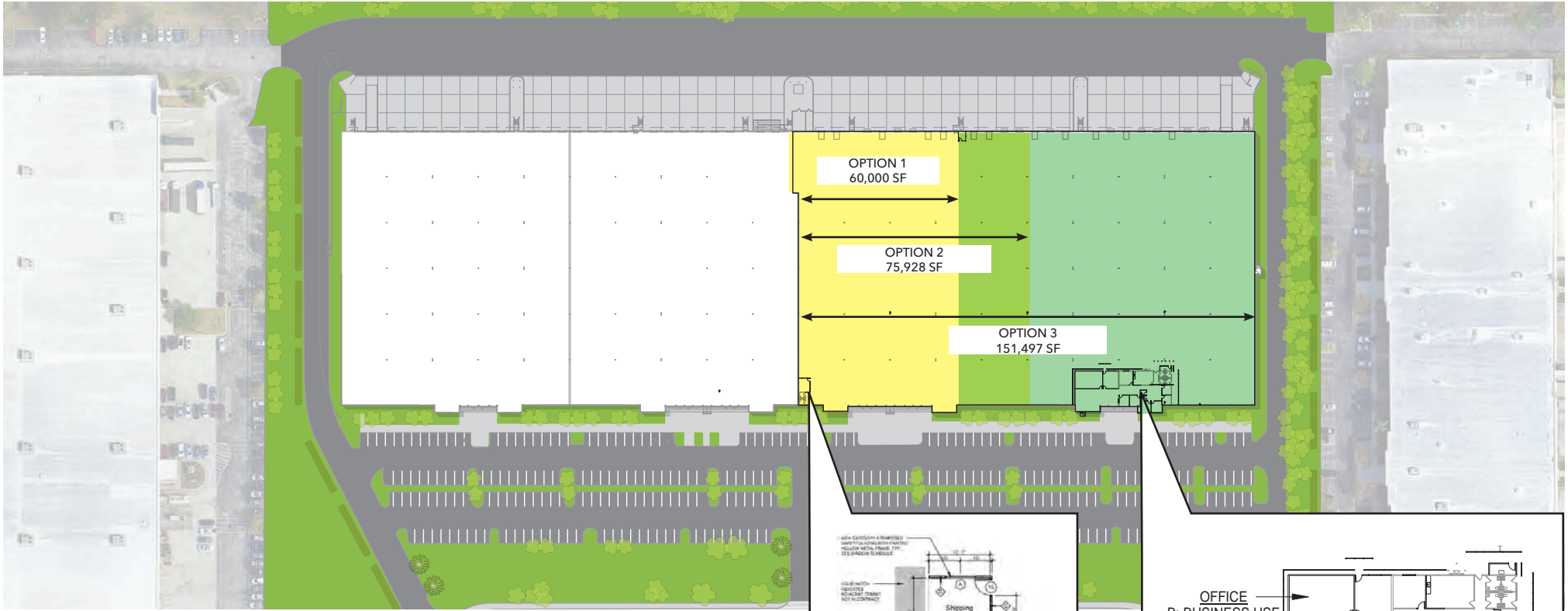

TRANSWESTERN
REAL ESTATE
SERVICES



BELOW MARKET SUBLEASE

- SIZE: ± 60,000 SF – ± 152,573 SF
 - TERM: ± 5 YEARS
- ASKING RENT: ONLY \$12.95 PSF / NNN
- **AVAILABILITY: IMMEDIATELY**

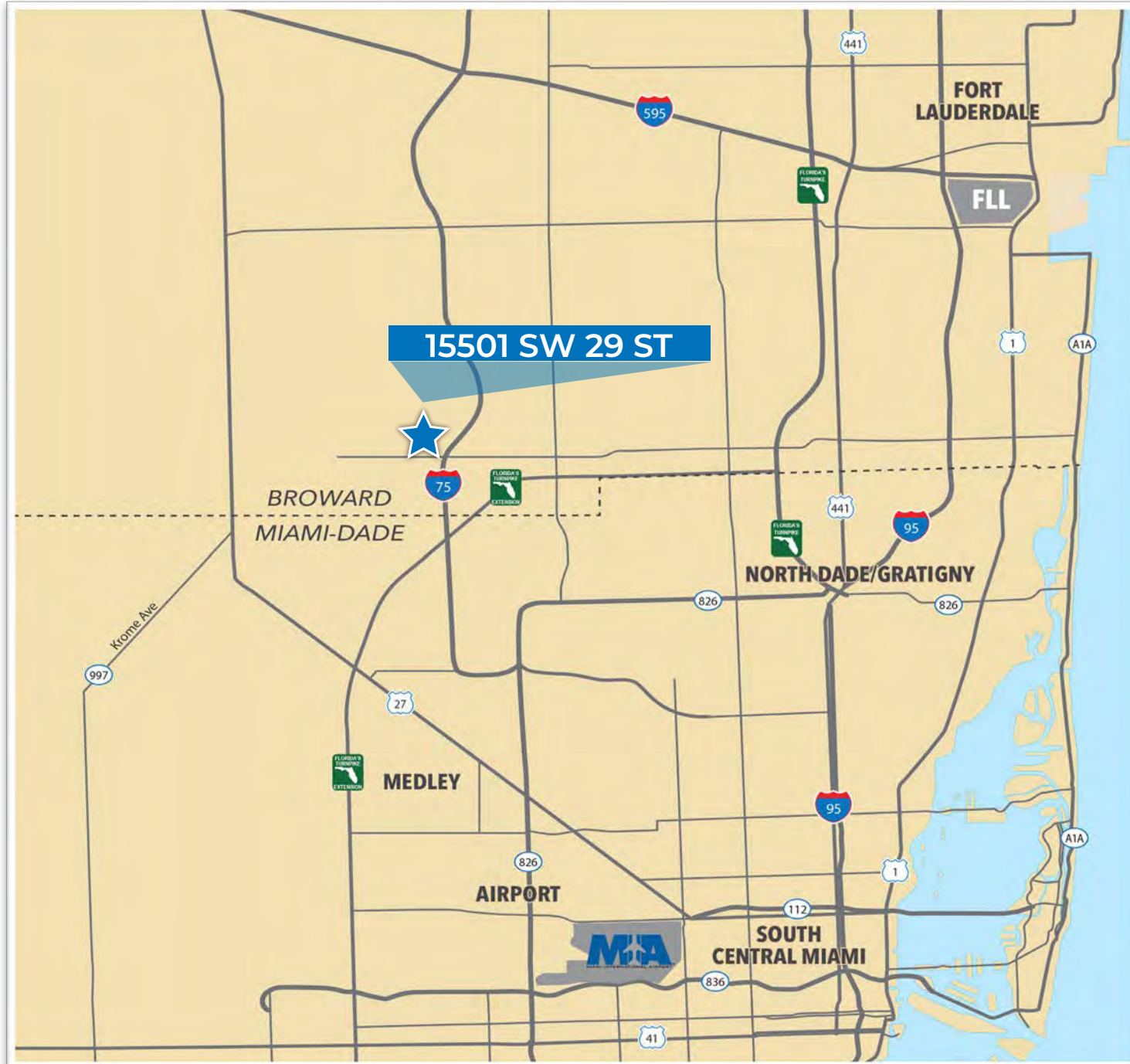
SITE DETAILS



	AVAILABLE:	OPTION 1: ±60,000 SF
		OPTION 2: ± 75,928 SF
		OPTION 3: ± 152,573 SF
	OFFICE:	MAIN OFFICE: ± 3,912 SF
		SHIPPING OFFICE: ± 180 SF
	CEILING HEIGHT:	± 32' CLEAR
	LOADING:	UP TO 23 DH DOORS (9' X 10') – 6 (35,000 LB LEVELER), 17 EDGE OF DOCK LEVELER & 1 STREET OVERSIZED RAMP
	COLUMN SPACING:	50' D X 50' W

	POWER:	800 A / 480V 3P HEAVY 9 FORKLIFT BATTERY CHARGING STATIONS
	TRUCK COURT:	± 120'
	PARKING:	± 1.20 / 1,000 SF
	SUBLEASE RATE:	\$12.95 SF/NNN
	OPERATING EXPENSES:	\$5.15 PSF
	AVAILABILITY :	IMMEDIATE

LOCATION DETAILS



IMMEDIATE ACCESS TO
I-75



IMMEDIATE ACCESS TO
MIRAMAR PKWY



FLORIDA'S TURNPIKE
±11.2 MILES



PORT OF MIAMI
±24.0 MILES
36 MINUTES

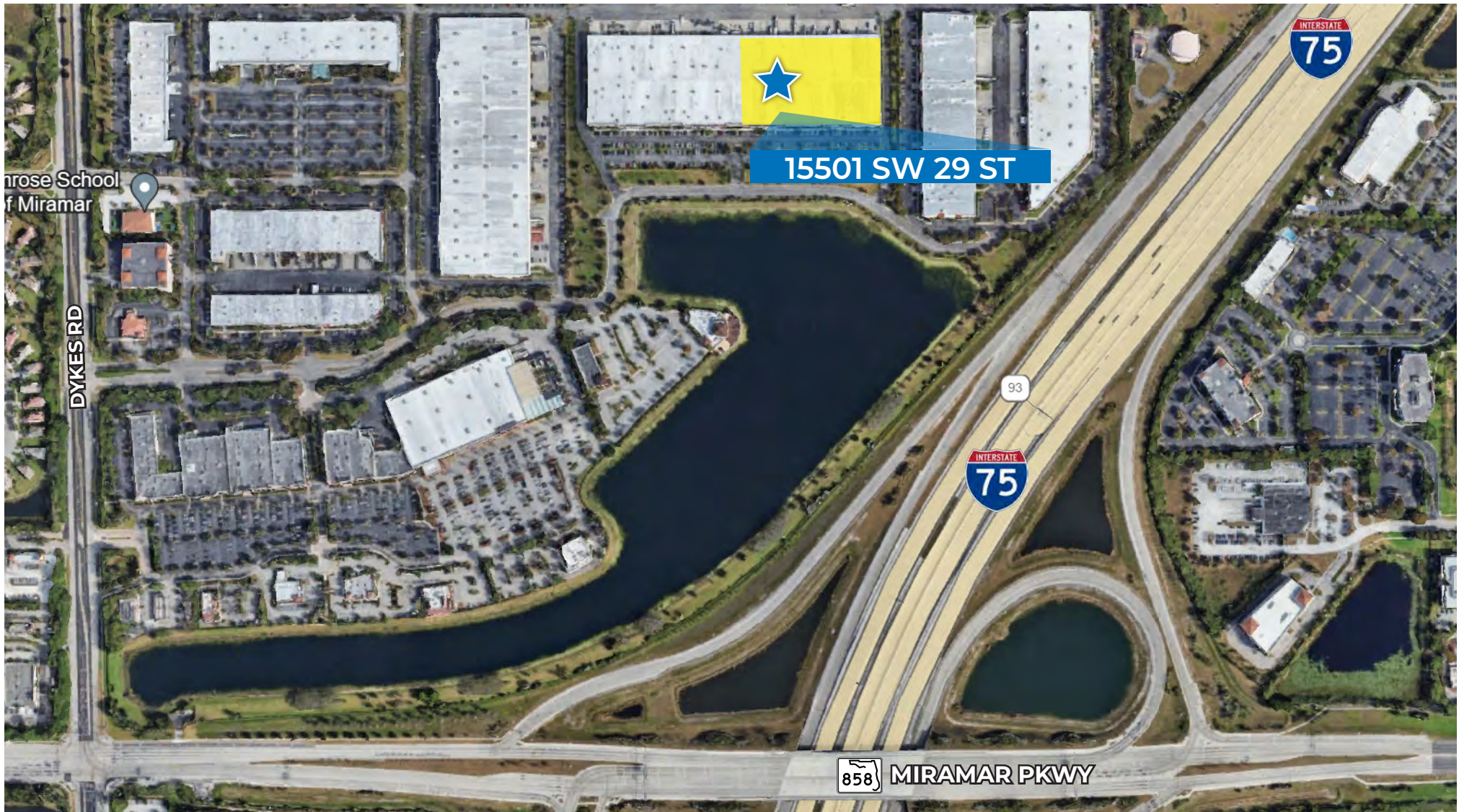


PORT EVERGLADES
±26.0 MILES
29 MINUTES



MIA AIRPORT
±21.0 MILES
25 MINUTES

AERIAL OF PARK



FOR MORE INFORMATION, CONTACT



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