

Small Bay Industrial FOR SALE

EXCLUSIVELY LISTED BY:



OAKLAND PARK SMALL BAY 548 NE 32nd St, Oakland Park, FL 33334

DESCRIPTION

Fantastic owner-user opportunity in the heart of Oakland Park's Industrial district! This gem offers 2 bays in separate structures, totaling 2,584 SF, set on 5,712 SF lot (0.13 AC) with B-3 zoning. Current tenant is on a month-to-month lease. Move in or elevate rent to market rate and unlock a lucrative asset. Don't miss your chance to capitalize on this prime small bay warehouse!



SUMMARY

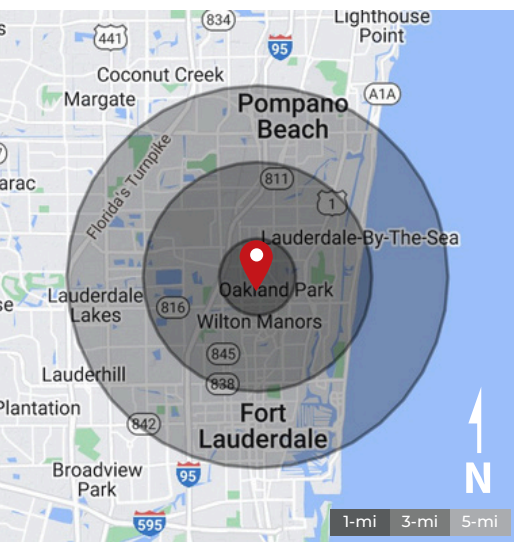
Pricing Guidance	\$700,000
Lot Size	5,712 FT
Building Size	2,584
Units	2
Zoning	B-3

HIGHLIGHTS

- Two structures on one parcel
- Gated Lot
- Parapet wall for signage
- Less than 1 mile to I-95
- Ample parking



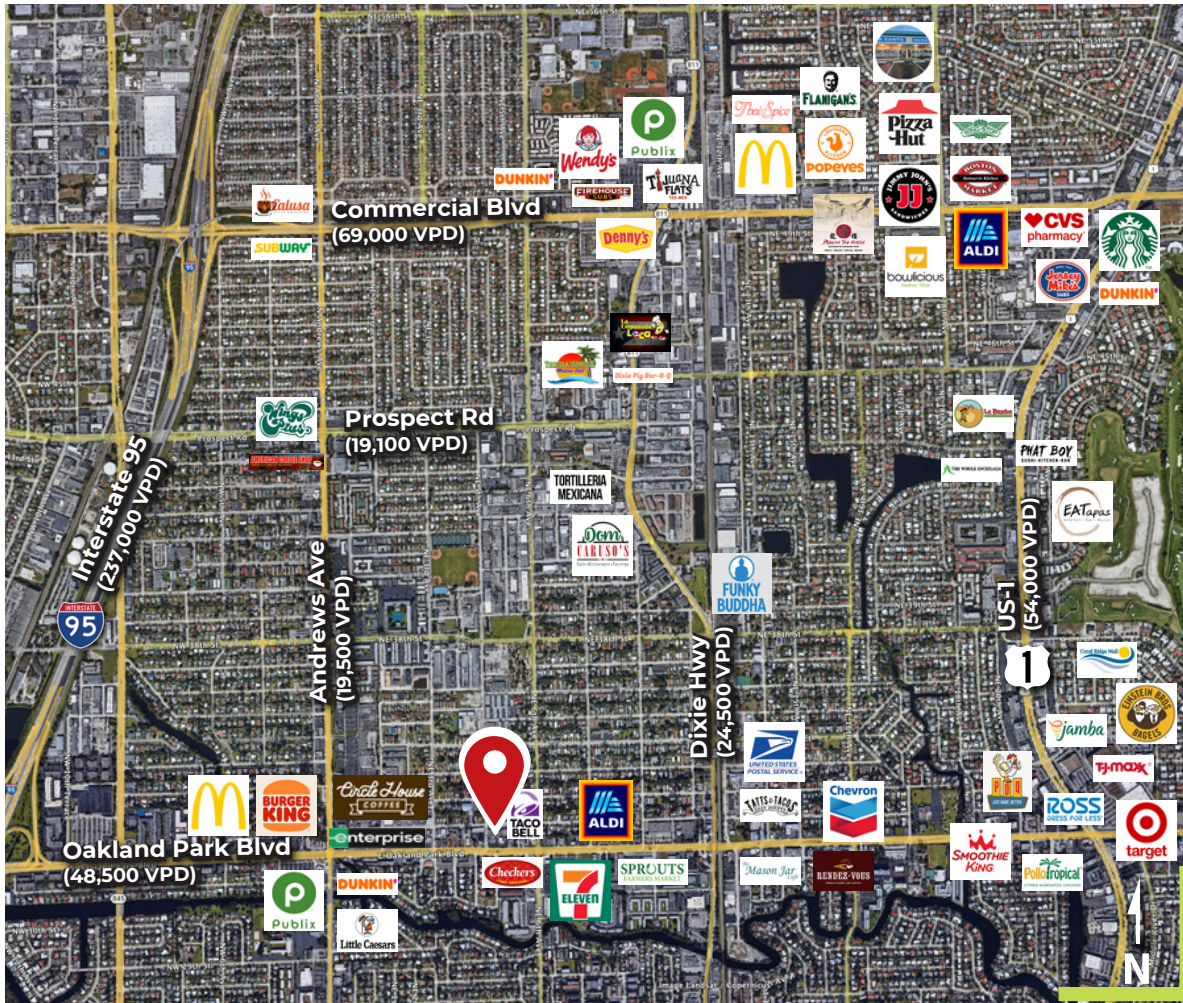
548 NE 32nd St
Oakland Park, FL 33334



LOCATION DESCRIPTION

The property is located in the heart of the Oakland Park Industrial District. This site is just one block north of E Oakland Park Blvd., five blocks from Dixie highway and less than two miles to I-95 and US-1.

Visit Our Website!



DEMOGRAPHICS
 Within 3 mi Radius

- \$89,631
Avg. Household Income
- \$1.87 B
Consumer Spending
- 142,860
Residential Population
- 117,194
Daytime Workforce
- 1.5 miles, 5 min.
To US1 and I-95

SURROUNDING AREA

The surrounding area is vibrant, with notable landmarks like Oakland Park's Downtown Core and Central Business District. Over the next two years, 1,000 new residential units will be delivered within a one-mile radius, promising a steadily increasing customer base.

(954) 372 -7280

info@levelrealty.com

3101 N Federal Hwy, Ste 502
 Oakland Park, FL 33306

