

Bridge Point Powerline Road

For Lease | Building 2

Floor Plate $\pm 38,615$ - $\pm 121,957$ SF

1981 N Powerline Road
Pompano Beach, FL 33069



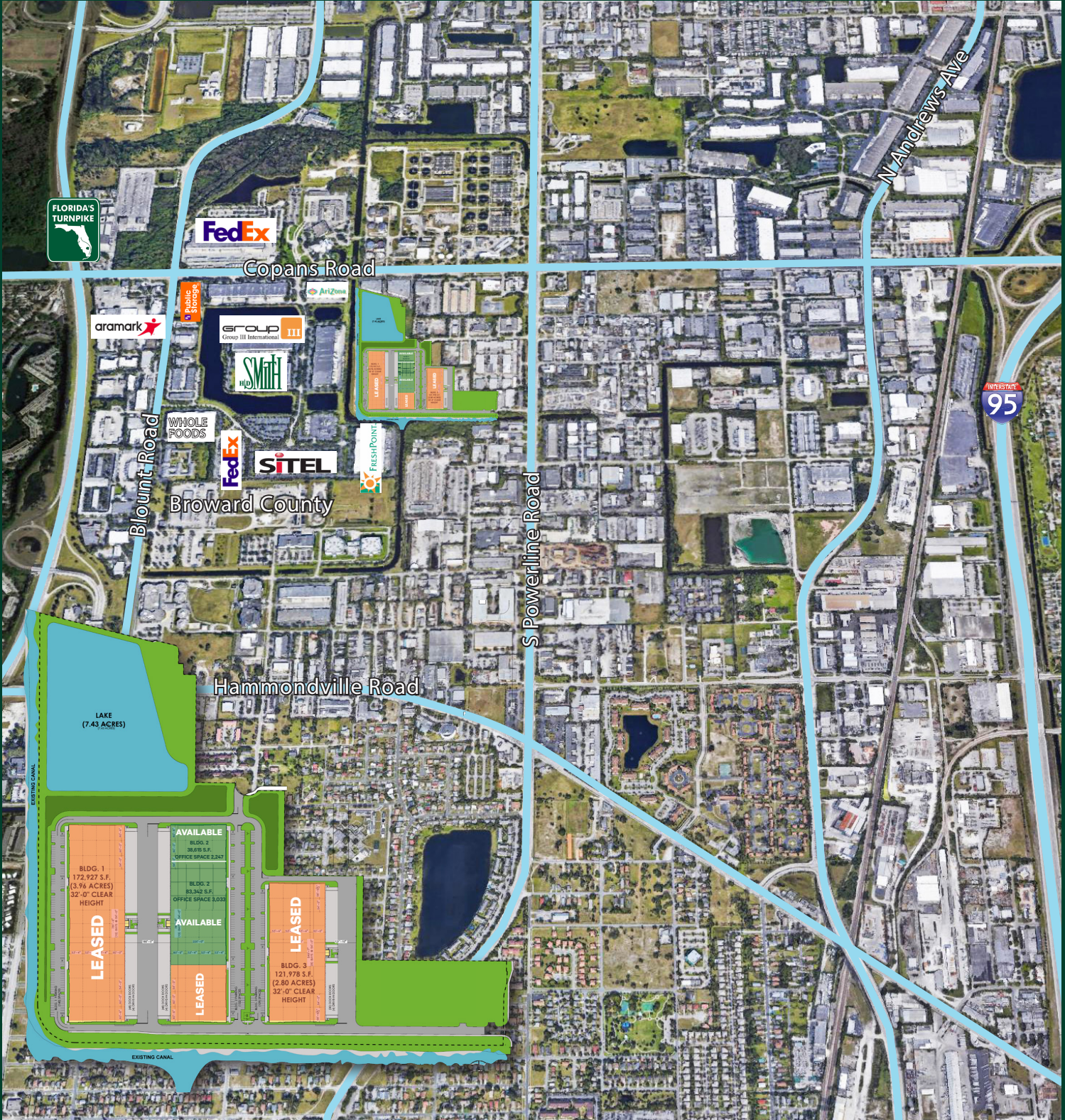
Property Description

Bridge Point Powerline Road is a state-of-the-art $\pm 521,560$ SF institutional showroom and distribution park. The park offers direct access on Powerline Road and lends itself to various uses such as typical distributors or image conscious heavy office and showroom users. This project is located in the heart of the Pompano Beach Industrial Submarket, midpoint between the Florida Turnpike and I-95, the shortest distance between the two interstate highways in Broward County.

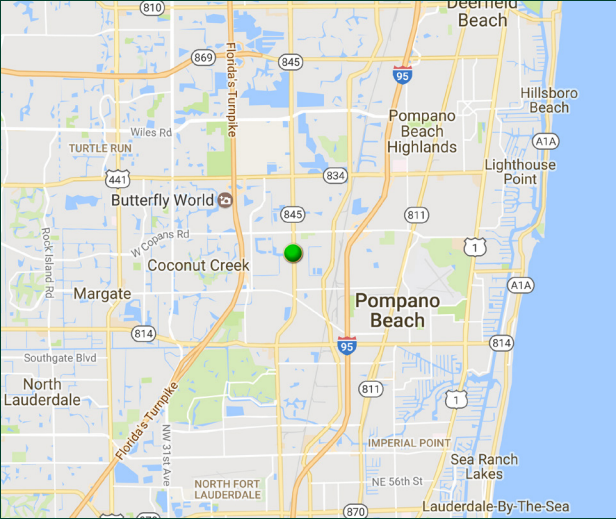
Site Plan



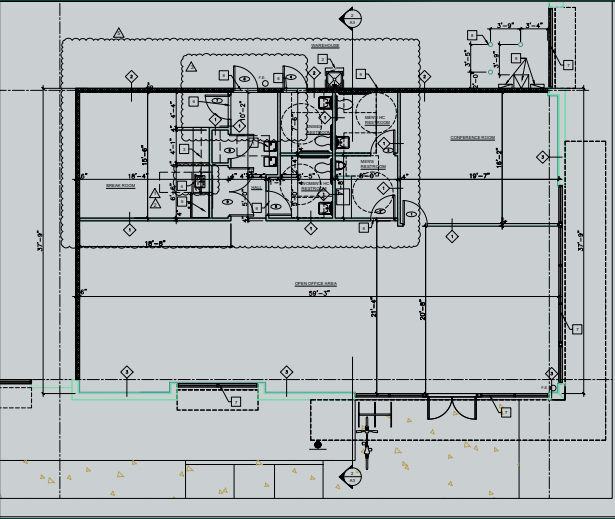
Site Map



Map



Floor Plan



A Showroom and Distribution Park

SQ FT Available	±38,615 - ±121,957	Roof	Single ply 45-mil mechanically fastened TPO roofing system; R value of 10 (R-10); 10-year warranty
Zoning	General Industrial, Pompano Beach	Loading	Dock high
Parking Ratio	1.3/1,000	Mini-Max Truss Heights	±32' Clear
Offices	To suit	Electricity	To suit
Fire Sprinklered	ESFR	Column Spacing	54' x 53' 60' Speed bay
Electrical	1600 amp, 277/480 volt, 3-phase, 4-wire electrical service	Base Rent	Contact Broker for details

Contact Us

Tony Hoover
Senior Vice President
+1 561 393 1619
tony.hover@cbre.com

Larry Dinner
Senior Vice President
+1 954 331 1705
larry.dinner@cbre.com

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