

FOR LEASE

Only 2 Spaces Remaining Office/Warehouse (100% AC)

700 NW 57TH PLACE

Fort Lauderdale, FL 33309

PRESENTED BY:

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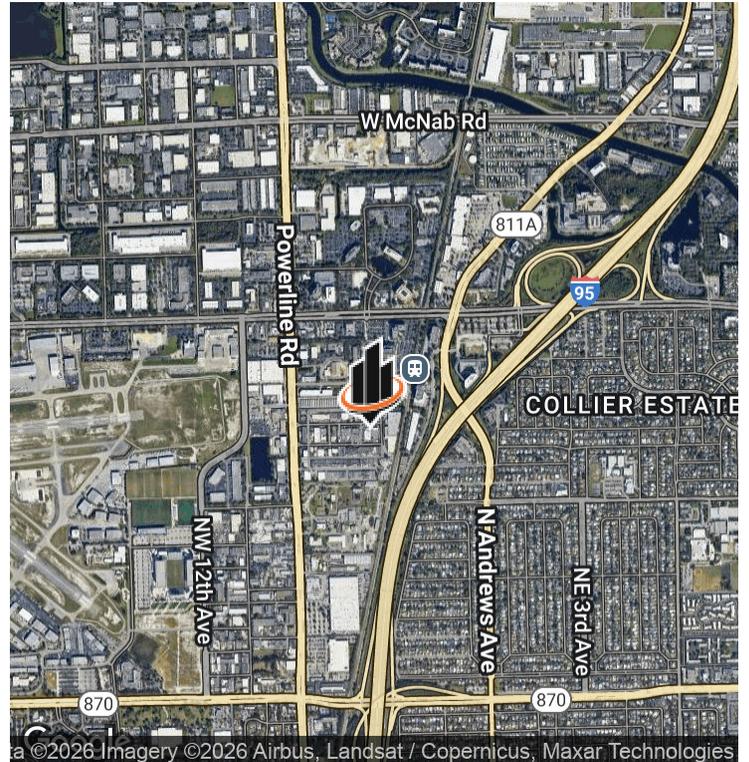
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PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$19.50 SF/yr (Gross)
BUILDING SIZE:	34,937 SF
SPACE 3:	+/- 6,848 SF
SPACE 4:	+/- 6,793 SF
ZONING:	I - Industrial
MARKET:	Broward
SUBMARKET:	Cypress Creek Uptown District / FLL Executive Airport

PROPERTY DESCRIPTION

The 700 building now has only two fully air conditioned spaces available, ideal for climate sensitive operations. Ideally located in the Cypress Creek Uptown District, near the Fort Lauderdale Executive Airport and Inter Miami Soccer Stadium. Easy access to I-95 and the Turnpike. Perfect for distribution, light manufacturing, or showroom use.

PROPERTY HIGHLIGHTS

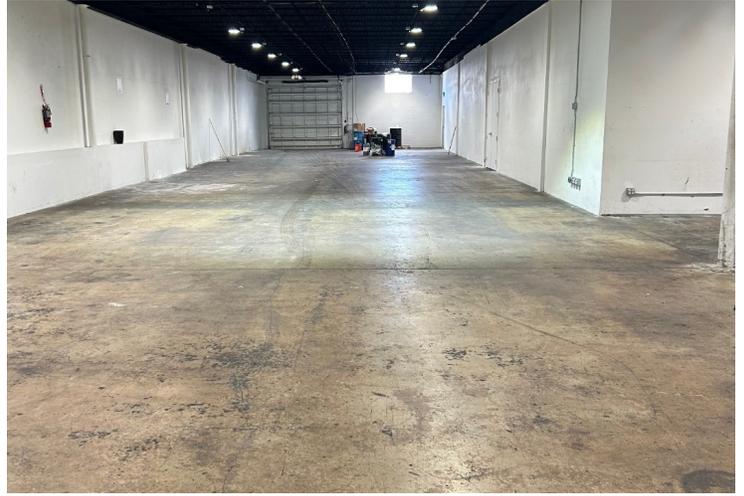
- 100% Air Conditioning
- New LED Lighting
- Three Phase Power
- Space 3: Features 1,215 SF of Office Area with a 13' W x 10' H Grade Level OH Door
- Space 4: Features 2,773 SF of Office Area with a 12' W x 10' H Grade Level OH Door

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ADDITIONAL PHOTOS



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