

# MEDLEY PALMETTO INDUSTRIAL PARK

15,040 SF AVAILABLE FOR LEASE

7685 NW 80th Terrace, Medley, FL 33166



## PROPERTY DESCRIPTION

Medley Palmetto Industrial Park consists of 10 concrete dock high buildings, perfect for distribution or manufacturing. With a minimum unit size of 3,080 square feet, fully air-conditioned office space, 20 - 24' clear ceilings and 150' truck courts, MPIP provides functional industrial warehouse space within the Medley industrial market.

## LOCATION DESCRIPTION

Situated on a major Highway such as Palmetto Expressway, Medley Palmetto Industrial Park offers convenient access to all major thoroughfares as well as excellent frontage and exposure. Located Just south of NW South River Drive between NW 74th Avenue and Palmetto Expressway. MPIP is only minutes away to both Palmetto Expressway and Florida Turnpike via Okeechobee Road which in turn provides access to every highway and port in the county. Miami International Airport and PortMiami are accessible within minutes from Dolphin Expressway, Broward County and Port Everglades from I-75 and I-95.

## PROPERTY FEATURES

- +/- 15,040 Sq. Ft. Total Size
- +/- 1,800 Sq. Ft. Office
- +/- 13,240 Sq. Ft. Warehouse
- Two (2) Dock High Loading Doors
- One (1) Ramp Loading Doors
- 22' Clear Ceiling Height
- Fully Fire Sprinkled
- (2) 200 Amp 3-Phase 120/240V
- Fully Fire Sprinkled Building
- **Corner/End Unit**
- **Fronting The Palmetto Expressway**
- **The unit will be ready at the end of Q2 2025**

## MORE INFORMATION

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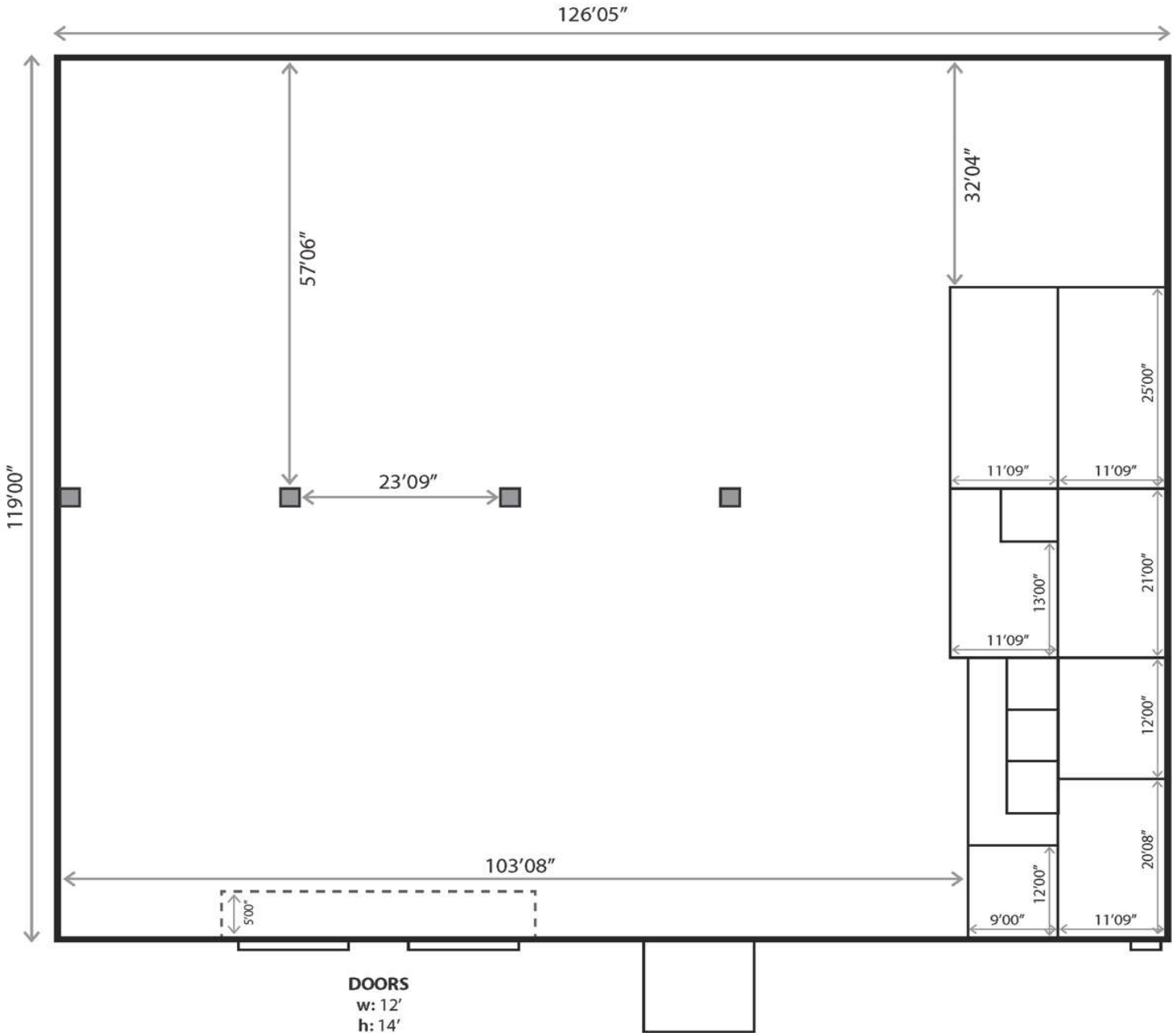
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