



ARES
INDUSTRIAL
MANAGEMENT

MIAMI MIDWAY PARK

9535, 9575, 9675 & 9695 NW 174TH STREET, MIAMI, FL 33018

FOR LEASE | 505,518 SQ FT | Class A Warehouse Distribution Buildings | 106,951 SF Available - Divisible
16,848 SF Available



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OWNED BY



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Property FEATURES

- Net Rentable Area: 505,518 SF
- Construction Type: Tilt-Up
- Clear Height: 32'
- Loading: Dock High - Rear Load
- Spec Offices Available: 1,648 SF/2,367 SF/3,089 SF

- Parking Ratio: 1:1,000
- Truck Court Depths: 170'-180' (shared)
- Turnkey Spec Office Available
- EV Charging Stations Capable
- Website: <https://www.miamimidwaypark.com>



BUILDING 4
9535 NW 174th Street

- 106,951 SF remaining
- Divisible
- 2,367 SF Office
- 3,089 SF Office
- 32' Clear
- 22 Docks
- 6 Knock outs
- 1 Ramp

BUILDING 2
9675 NW 174th Street

- 16,848 SF remaining
- 1,648 SF Office
- 32' Clear
- 4 Docks

BUILDING 3
9575 NW 174th Street
100% LEASED

BUILDING 1
9695 NW 174th Street
100% LEASED

Location

HIGHLIGHTS

Strategic regional location between Miami-Dade & Broward Counties with access to 83% of South Florida's 6.1M residents within 60 minutes



ABOUT ARES MANAGEMENT CORPORATION

Ares Management Corporation (NYSE: ARES) is a leading global alternative investment manager offering clients complementary primary and secondary investment solutions across the credit, private equity, real estate and infrastructure asset classes. We seek to provide flexible capital to support businesses and create value for our stakeholders and within our communities. By collaborating across our investment groups, we aim to generate consistent and attractive investment returns throughout market cycles. For more information, please visit www.aresmgmt.com.



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