



**3061 NW 24TH ST  
MIAMI, FL 33142**

**ALLAPATTAH INDUSTRIAL  
CLIMATE CONTROLLED  
WAREHOUSE**



**SCAN FOR INFO**

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**VISIT FAUSTOCOMMERCIAL.COM  
1761 W FLAGLER ST, MIAMI, 33135**



**LEASE: \$18.00/SF GROSS + \$5.00 CAM**

Freestanding, climate-controlled industrial warehouse totaling  $\pm 13,112$  SF on a  $\pm 21,372$  SF lot with 21' clear ceilings, two oversized street-level loading doors (18'-19"), strong street exposure, and ample yard space for parking, storage, or fleet operations. In excellent move-in-ready condition, allowing a wide range of industrial uses including automotive and marine, ideal for logistics, distribution, manufacturing, or service users.

**Building Size ... 13,112 SF  
Lot Size ... 21,372 SF  
Zoning ... IU-1 Light Industrial**

**SPACE FOR**

- Logistics / Distribution
- Light Manufacturing
- Service / Contractor Yard
- Fleet Parking & Operations
- Storage / Equipment Staging
- Automotive Uses (IU-1)
- Marine-Related Uses (IU-1)

