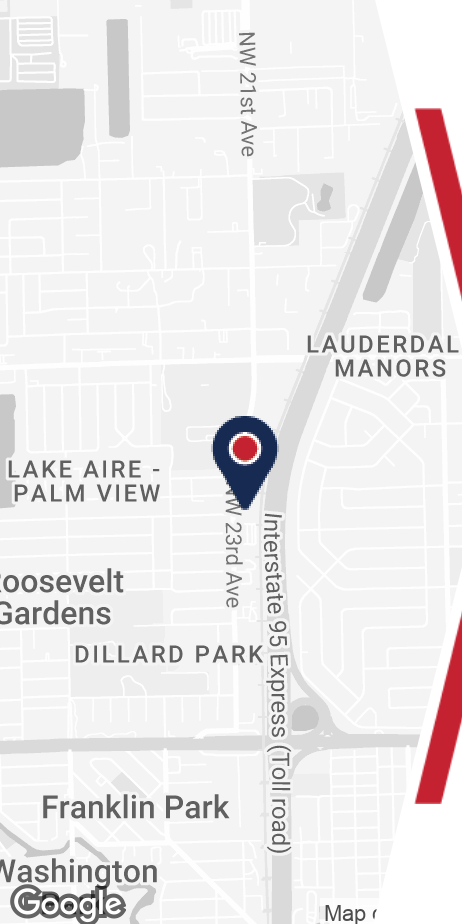


1526 NW 23RD AVE

FORT LAUDERDALE, FL 33311



### PROPERTY DETAILS

- Unit #1526 - 4,105 SF
- 1,000 SF Office Buildout
- 24' Clear Height
- One (1) 8' x 10' Dock Door
- One (1) 10' x 11' Grade Level Door
- One (1) 6' x 8' Forklift Door
- Immediate Access to I-95 via Sunrise Blvd
- Proximity to Fort Lauderdale International Airport (FLL), Port Everglades, and Downtown Fort Lauderdale

### ABOUT PROPERTY



#### PRICE

\$21 / SF / Yr (MG)



#### YEAR BUILT

1980



#### AVAILABLE SF

5,117



#### PARKING

1.5 per 1,000 SF



#### LOCATION

Fort Lauderdale, FL

For more information:

**Jordan Beck**

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bergercommercial.com

**Calder Alfano**

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# 1526 NW 23RD AVE

## PHOTOS



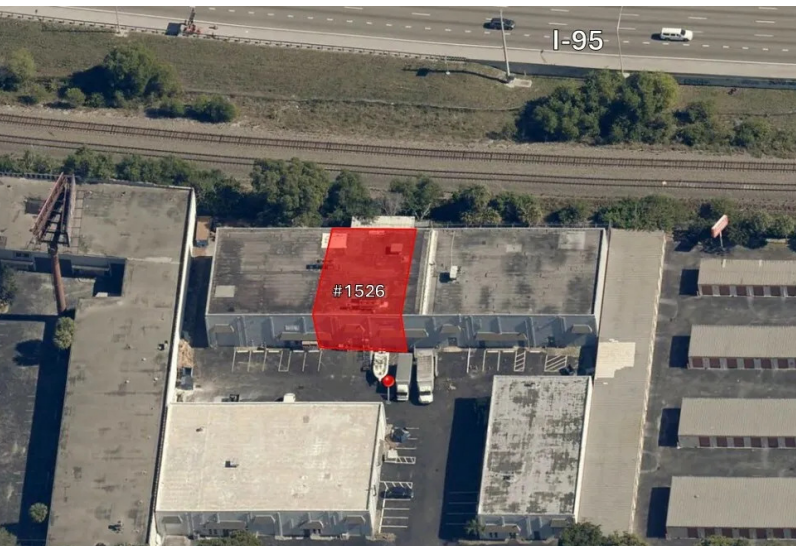
#1526 - 10' x 11' Rear Grade Level Door



#1526 - 8' x 10' Dock High Loading Door



#1526 - Front



#1526 - Aerial w/ I-95 Frontage



#1526 - 24' Clear Warehouse

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COMMERCIAL BROKERAGE AND PROPERTY MANAGEMENT

# 1526 NW 23RD AVE

## LOCATION MAP



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