



8850 NW 20th St

8850 NW 20th St, Miami, FL 33172



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8850 NW 20th St

\$7,499,000

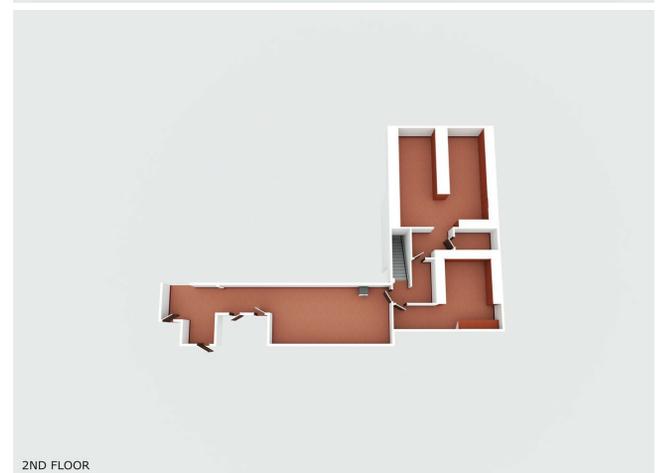
Exceptional opportunity to acquire a state-of-the-art, ±18,963 SF freestanding medical research and training facility situated on a ±1.16-acre lot in the premier Airport West submarket of Doral. Currently home to the world-renowned Miami Anatomical Research Center (M.A.R.C. Institute), this property offers a rare "plug-and-play" environment for medical device companies, clinical research organizations, or surgical training centers.

Property Highlights Specialized...

- HVAC100% Climate Controlled (High-capacity for lab requirements)
- The Doral industrial market continues to see record-low vacancy rates and aggressive rent growth
- Strategically positioned in Doral—the "Gateway of the Americas"
- Dock high loading available
- Year Built 1991 (Extensively Renovated for Medical Use)
- Lot Size 1.16 AC (50,530 SF)



1ST FLOOR

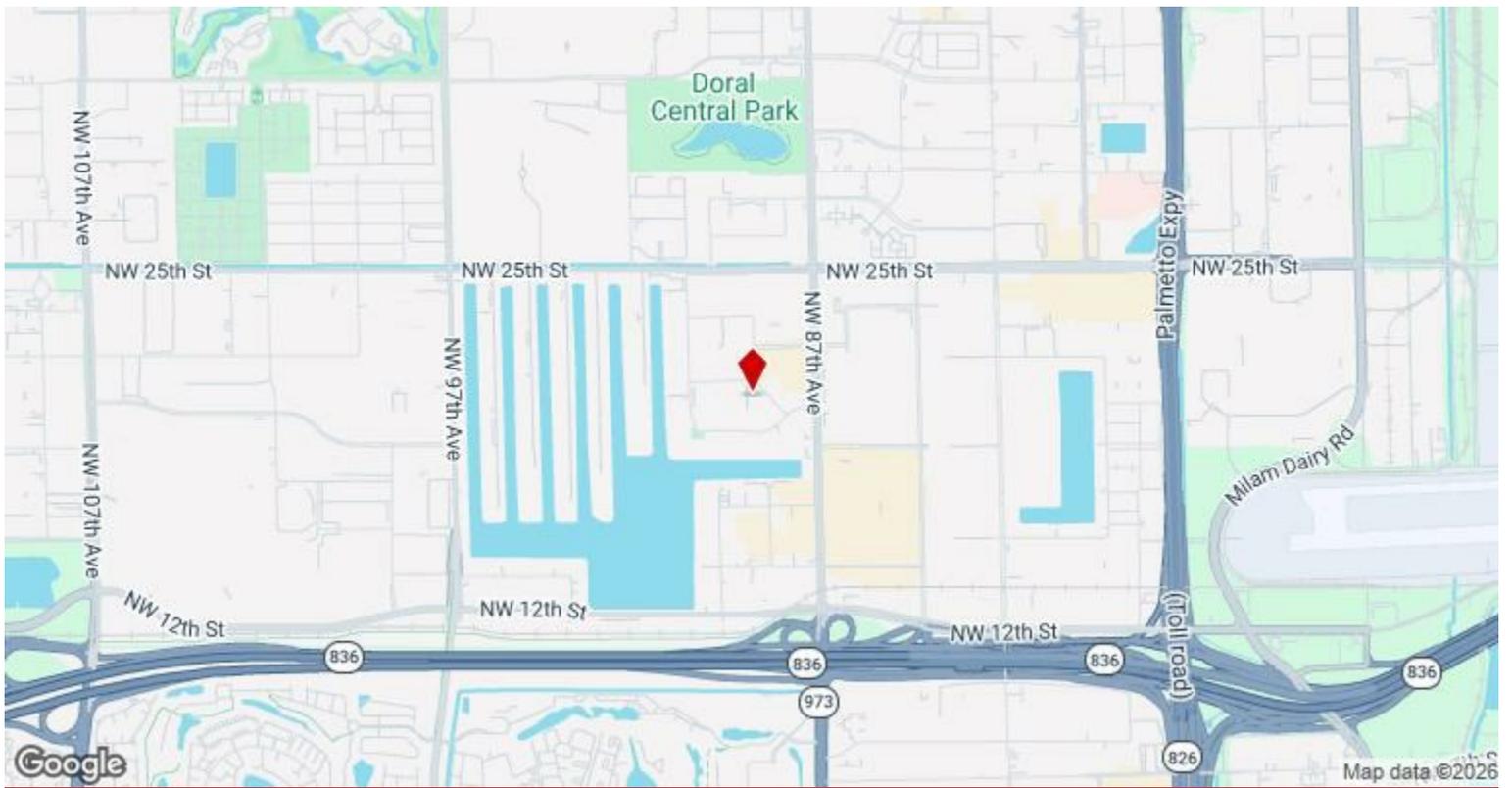


2ND FLOOR

Price:	\$7,499,000
Property Type:	Flex
Property Subtype:	Light Manufacturing
Building Class:	B
Sale Type:	Investment
Lot Size:	1.16 AC
Gross Building Area:	18,963 SF
Rentable Building Area:	18,963 SF
Sale Conditions:	Sale Leaseback
No. Stories:	2
Year Built:	1991
Tenancy:	Multi
Parking Ratio:	2.53/1,000 SF
Clear Ceiling Height:	22 FT
Zoning Description:	7600

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Marc Institute	-	
Miami Anatomical Research Center	-	

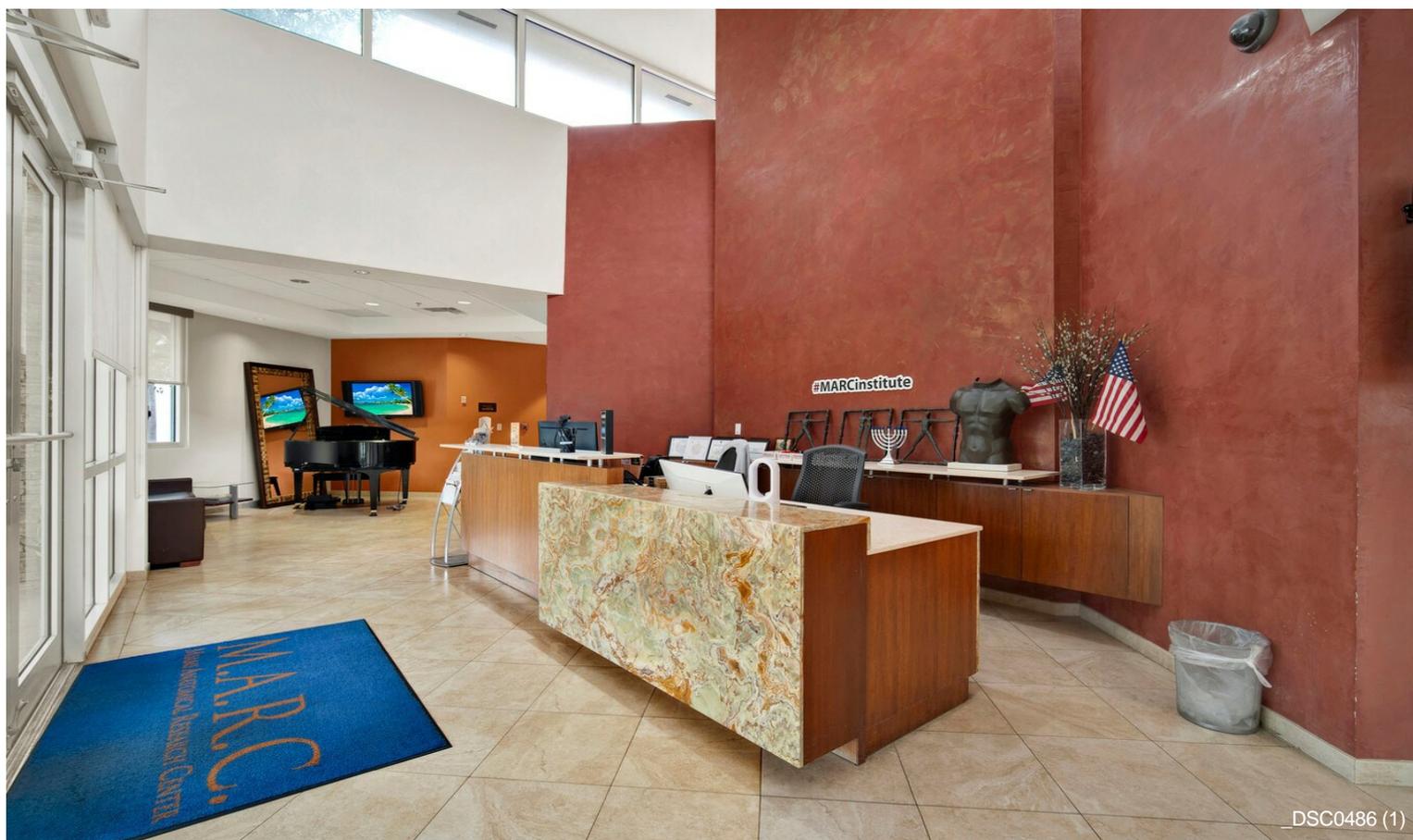


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Property Photos

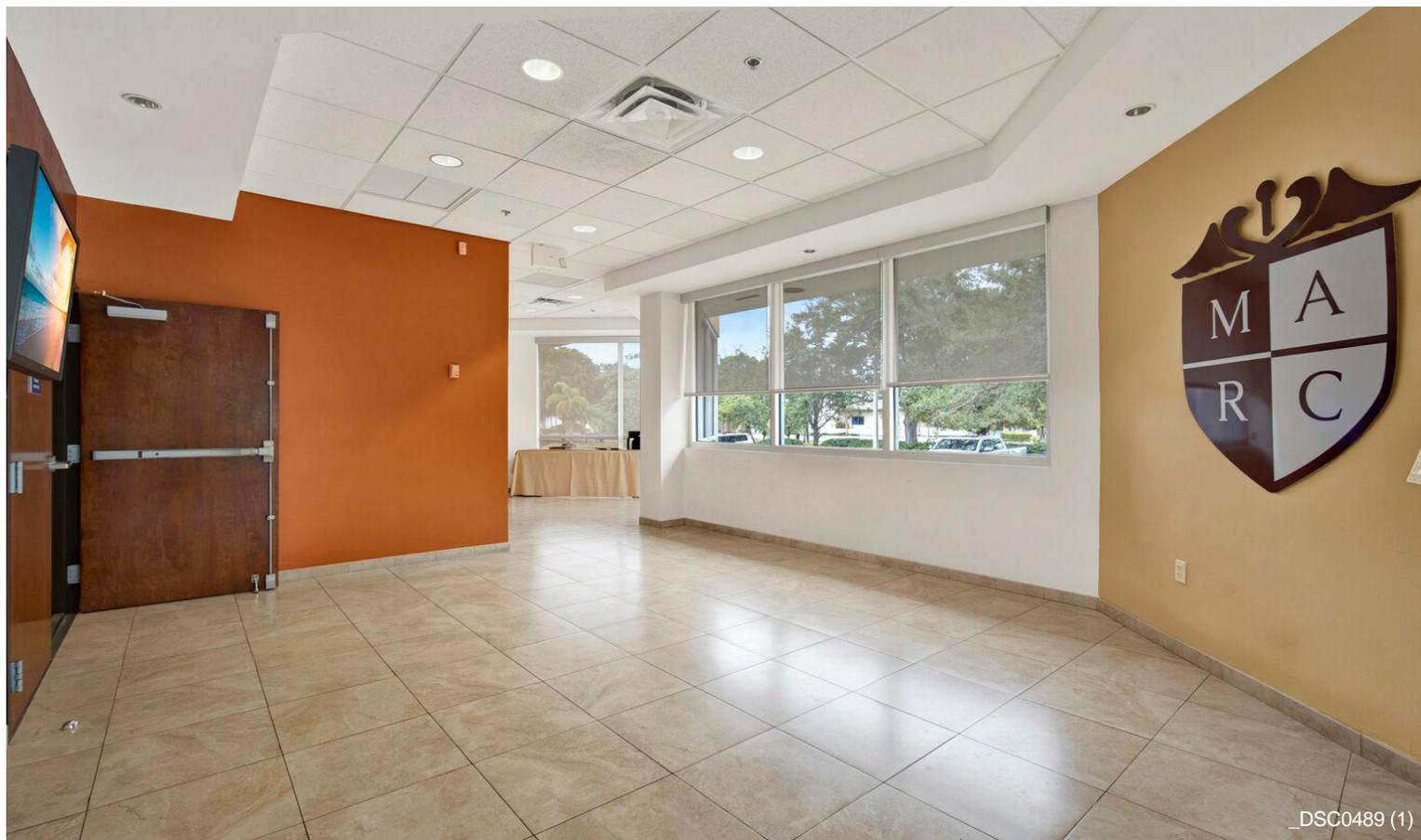


Primary Photo

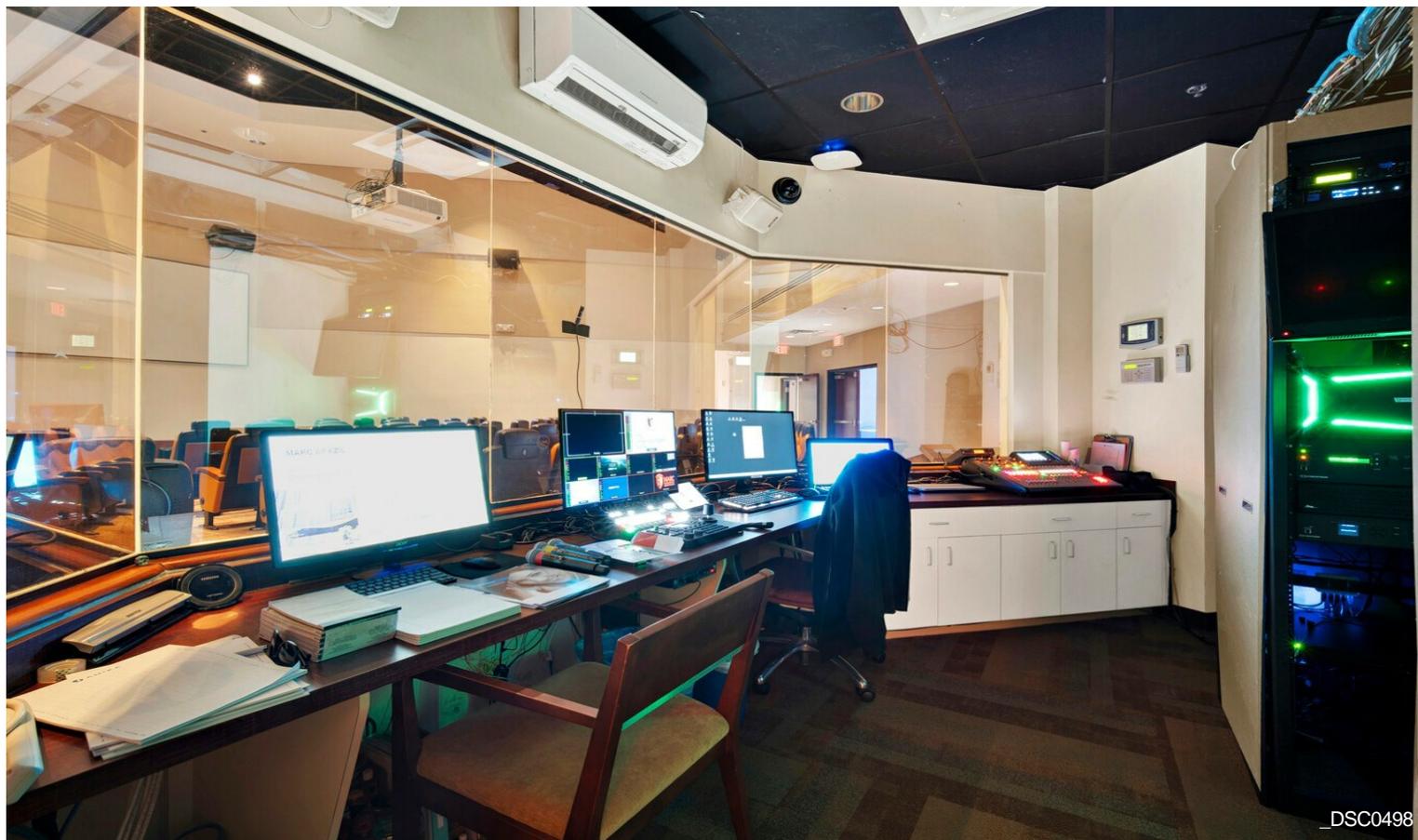


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Property Photos



Property Photos

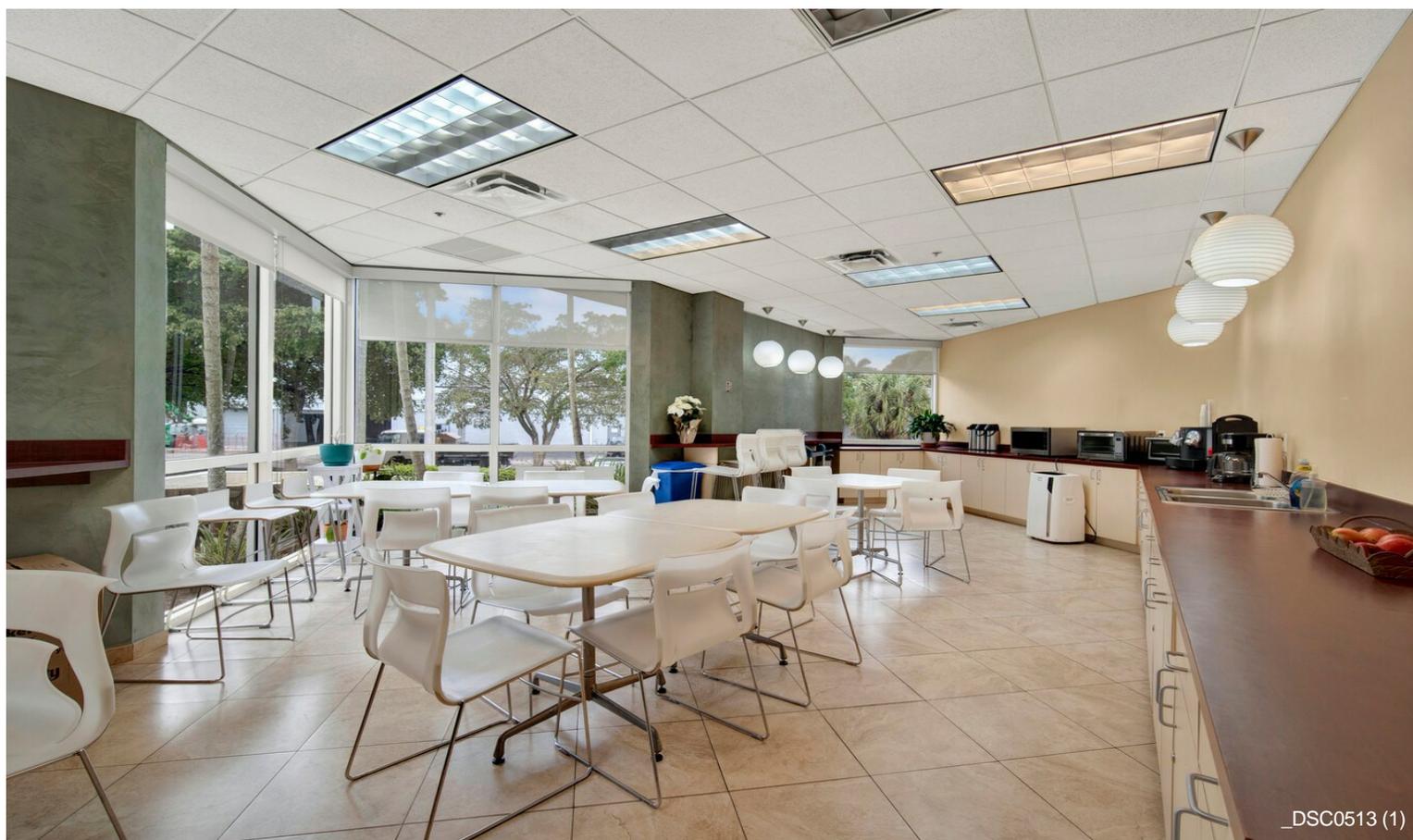


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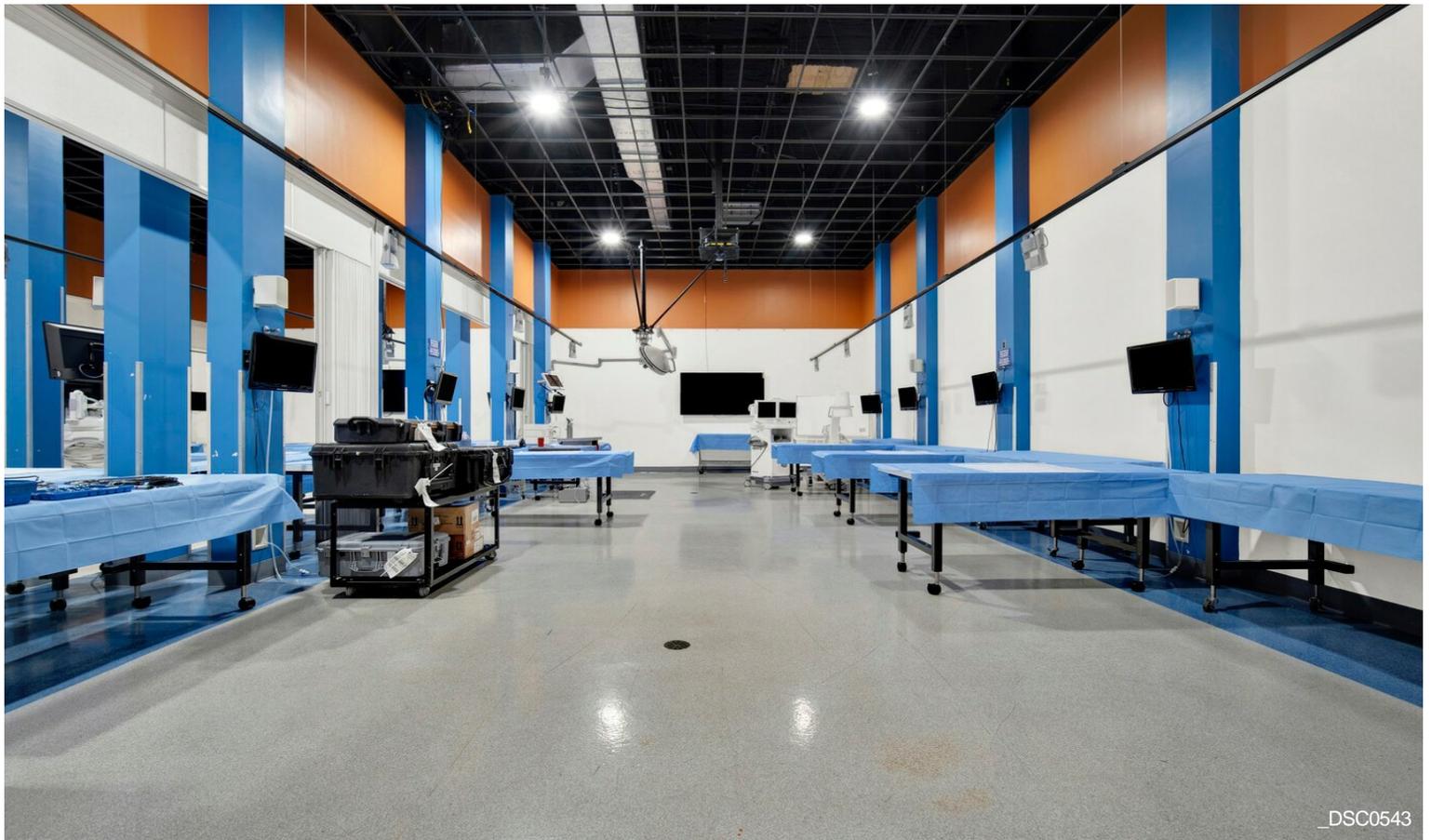


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Property Photos



Property Photos



Property Photos



Property Photos



Property Photos



Property Photos



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