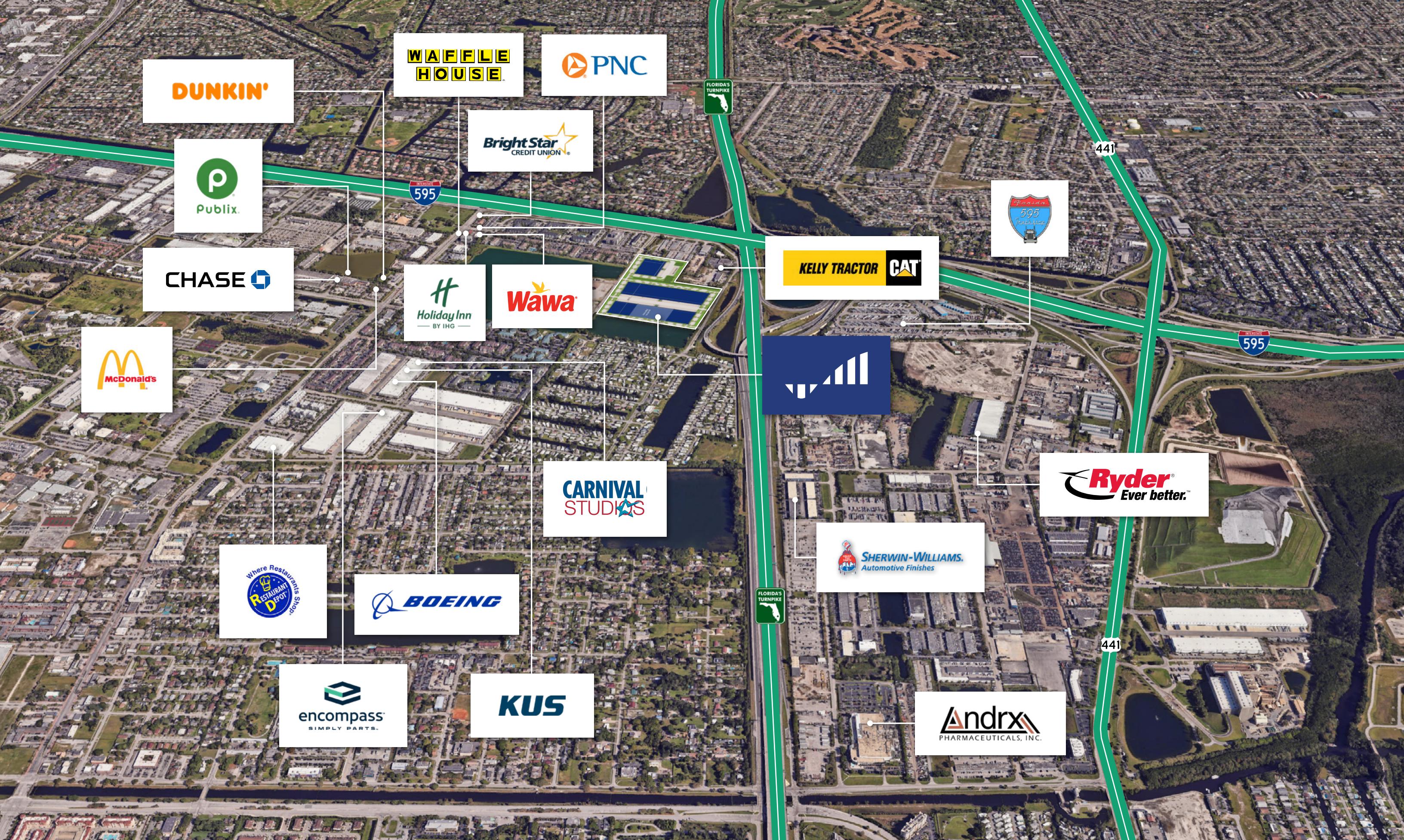




BRIDGE POINT 595

110,500 +/- SF TOTAL AVAILABLE
CLASS A+ INDUSTRIAL BUILDING

2650-2750 BRIDGE WAY | DAVIE, FL



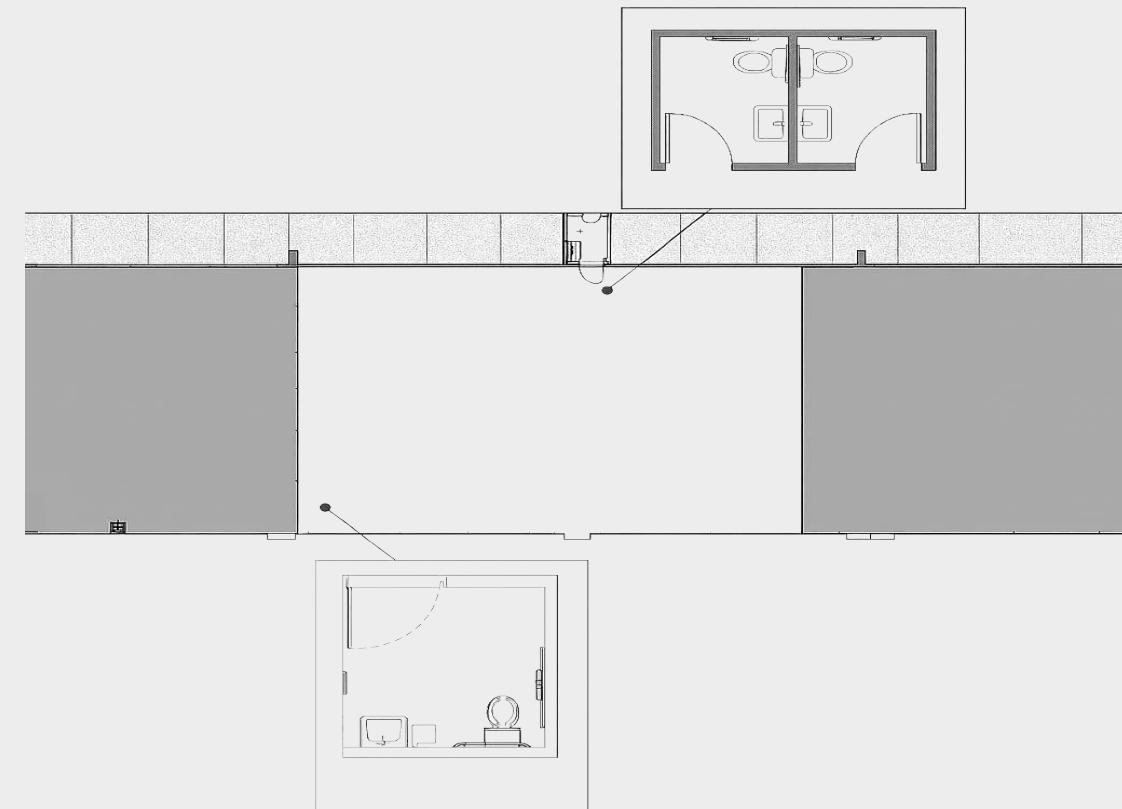
UNIT OPTIONALITY

BUILDING 2

100,500 SF

Divisible to:	31,625 SF
Clear height:	32'
Exterior docks:	22
Building depth:	290'
Drive-in doors:	2
Car parking:	1/1,000
Loading:	Rear
Truck court:	180' (shared)
Shipping office:	653 SF

BUILDING 2
100,500 SF



FIRST AND LAST MILE DISTRIBUTION

Centrally located, Bridge Point 595 boasts immediate access to Florida's Turnpike and I-95.

Florida's Turnpike ramp
4 miles | 7 min

Florida's Turnpike and I-95 Interchange
4 miles | 7 min

Miami International Airport
27 miles | 40 min



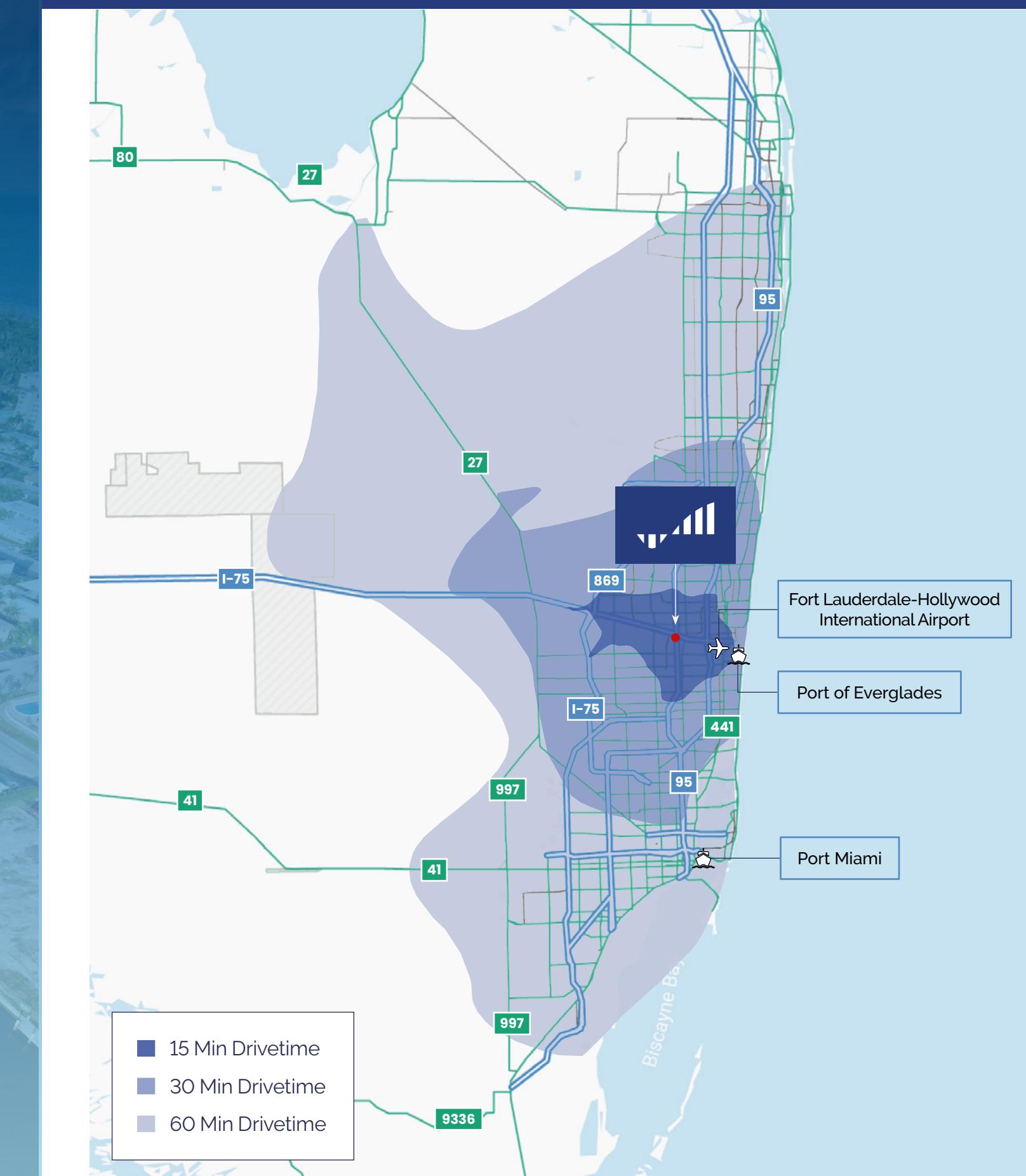
+2 MIL

qualified employees within a 60-minute drive

Fort Lauderdale International Airport
7 miles | 12 min

Port of Miami
29 miles | 35 min

Port Everglades
3 miles | 12 min





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AMSTERDAM • LONDON • PARIS

Bridge Industrial, a privately-owned, vertically-integrated real estate operating company and investment manager transforms complex real estate opportunities into irreplaceable industrial assets.

Bridge Industrial acquires and develops sites where it can leverage its expertise in complex transactions, skilled site development, creative property solutions, and successful leasing. The firm seeks opportunities to acquire and develop Class A logistics real estate, in the supply-constrained core markets of Chicago, Miami, New Jersey, New York, Los Angeles, San Francisco, Seattle, UK, and Europe. Since its inception in 2000, Bridge has successfully acquired and developed close to 74 million square feet of logistics facilities.



73M+ SF ACQUIRED & DEVELOPED SINCE 2000

OUR COMMITMENT TO SUSTAINABILITY

As stewards of sustainability, resilience, and regeneration, our vision is to deliver exceptional value for our investors, employees, tenants, and communities through superior ESG performance.



For further information please contact the below agents:



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