



FOR SUBLEASE 6,617 SF

5955

NW 31st Avenue

Fort Lauderdale, FL 33309



PROPERTY HIGHLIGHTS



Space Available:	6,617 SF
Office:	±1,425 SF
Mezzanine:	±978 SF
Clear Height:	18'
Drive-in Doors:	1
Dock High Doors:	1
Base Rent:	\$16.00 PSF NNN
OpEx:	\$3.51 PSF
Available:	January 1, 2026
Zoned:	CC Commerce Center District

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