

AVAILABLE FOR SUBLEASE

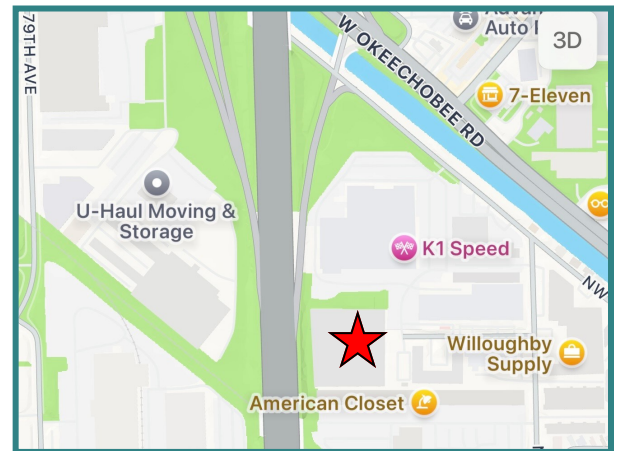
125,976+/- Sq.Ft.

OFFICE/WAREHOUSE FACILITY



8150 NW 76th Avenue, Medley, FL. 33166

- 8,526+/- Sq.Ft. Office
- 117,450+/- Sq.Ft. Warehouse
- 16 Dock Height Doors on E side of the building, 2 Dock Height Doors & 1 ramp on N side
- 3 Phase Power-800 AMPS-120/208 Volt
- 21'+/- Ceiling Height
- Fully Sprinklered
- 350+/- Building Depth
- 77 Designated parking spaces with overflow
- 4 yrs remain on lease, 1 (5) yr renewal option
- Strategically situated in Medley, FL., with immediate access to Palmetto Expressway & I-75



Lease Rate: \$14.50 PSF NNN



THE **KATSIKOS**
GROUP, INC.
LICENSED REAL ESTATE BROKER

Offered Exclusively By:

Lee D. Katsikos, PA

Phone: (305) 717-1880

ldkatsikos@thekatsikosgroup.com

Jack H. Katsikos

Phone: (786) 365-2909

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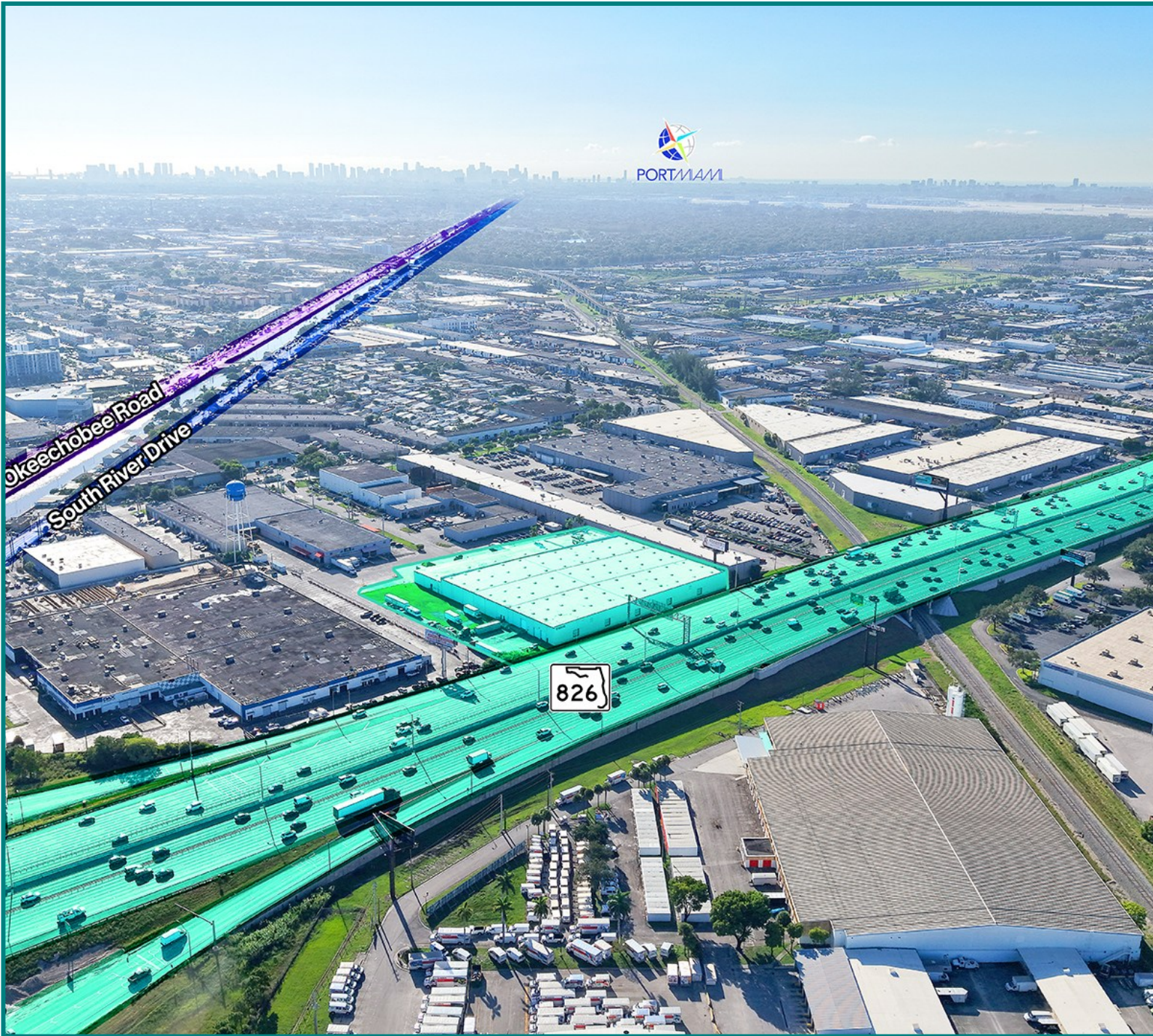
8669 NW 36 Street, Suite 315, Miami, FL. 33166

Note: This offering subject to errors, omissions, prior sale or withdrawal

OFFICE & WAREHOUSE



Aerial View



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