



# DORAL CENTRAL LOGISTICS PARK

3511-3513 NW 91ST AVE  
DORAL, FL 33172



Setting A New Standard For **PREMIUM INDUSTRIAL SPACE** In South Florida

~28,700 up to  
~154,000 SF

AVAILABLE FOR LEASE



Clear Height: 36'

Project Size: 153,804 SF  
(76,902 SF per building)

Column Spacing: 54' x 60'

Building Depth: 180'

Auto Parking: 171 (1.1 per 1,000 SF)

Dock Doors: 25 per building (1 per 3,077 SF)

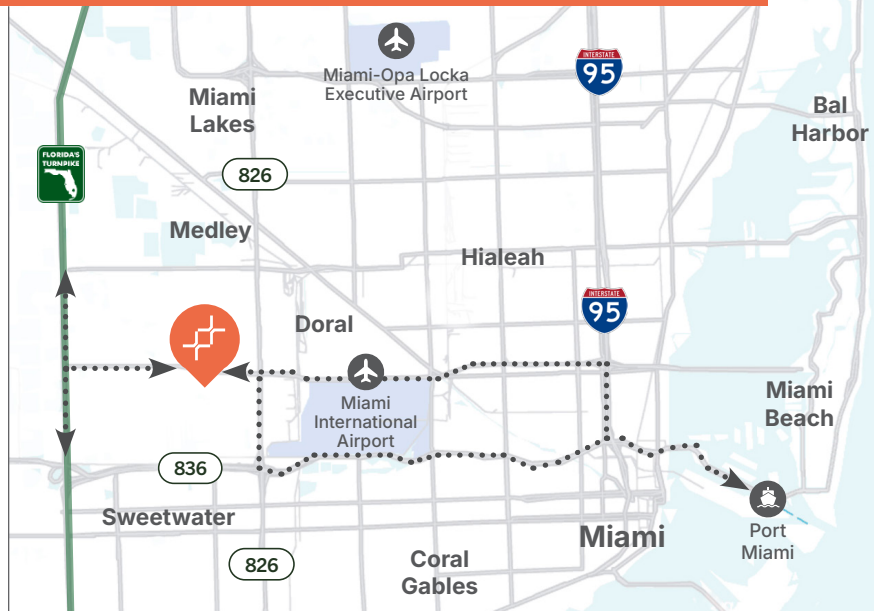
Ramp Doors: 2 per building (12' x 14')

Slab: 7" thick concrete

Sprinkler: ESFR system

Interior Lighting: LED with motion sensors

Power: 2,000 amps per building, expandable



## TRANSPORT & ACCESS

Miami Int'l Airport	3.0 Mi   8 Min
Port Miami	13.0 Mi   23 Min
Florida's Turnpike	3.2 Mi   9 Min
SR-826 (Palmetto Expy)	1.7 Mi   6 Min
SR-836 (Dolphin Expy)	2.1 Mi   7 Min

## Leasing Team



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## Site Plan

BUILDING	SF	CLEAR HEIGHT	COLUMN SPACING	DOCK DOORS	RAMP DOORS	AUTO PARKING
1	76,902	36'	54' x 60'	25	2	89
2	76,902	36'	54' x 60'	25	2	82

**Developed + Owned by**



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