



12,000 SF FOR LEASE

BROWARD INTERNATIONAL COMMERCE CENTER

241 N. Bryan Road, Dania Beach, FL 33004

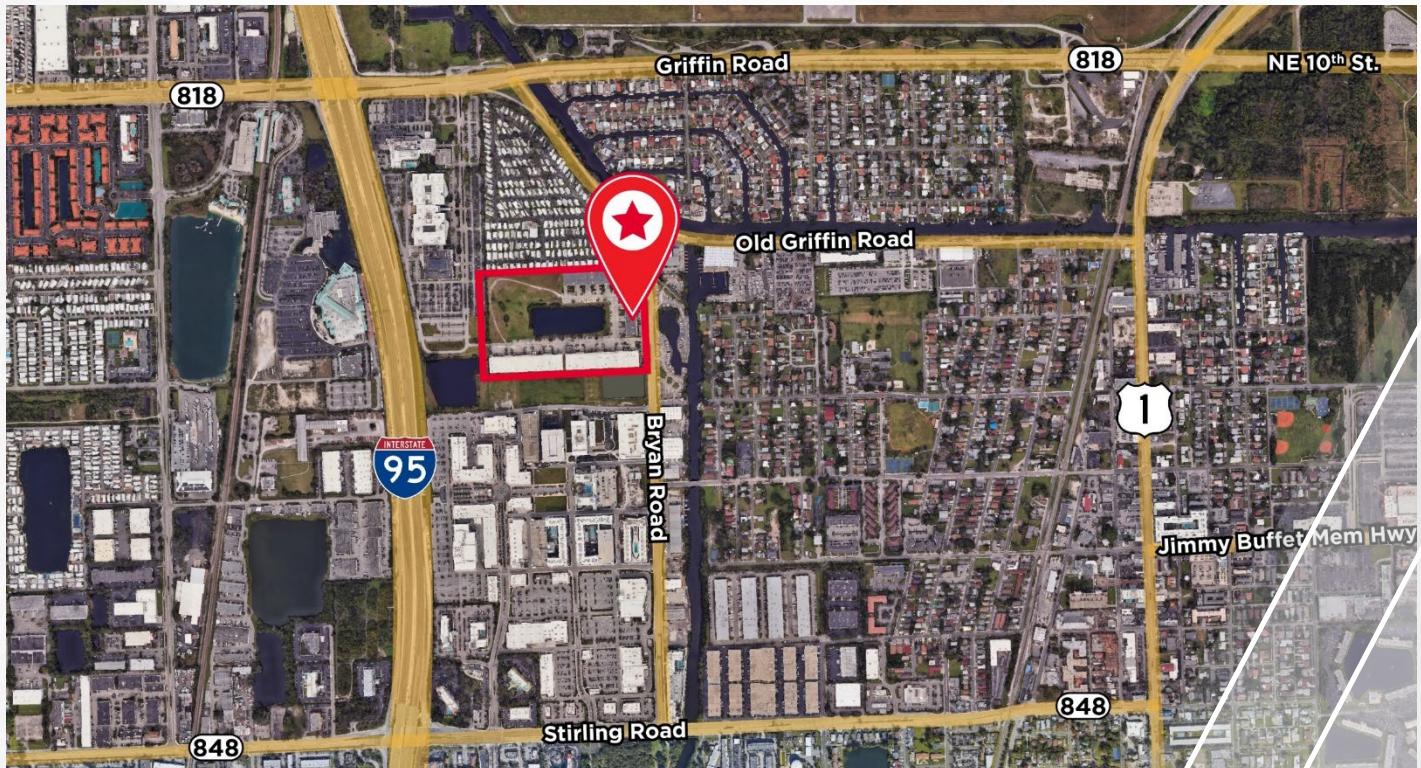


PROPERTY FEATURES

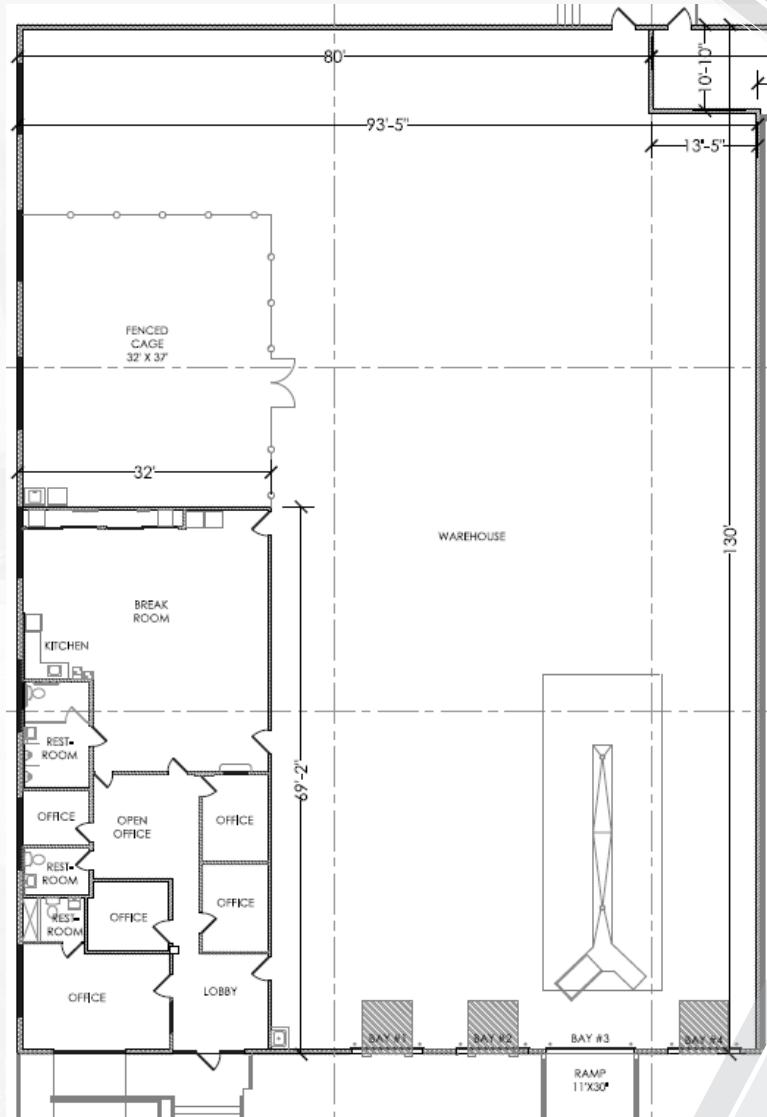
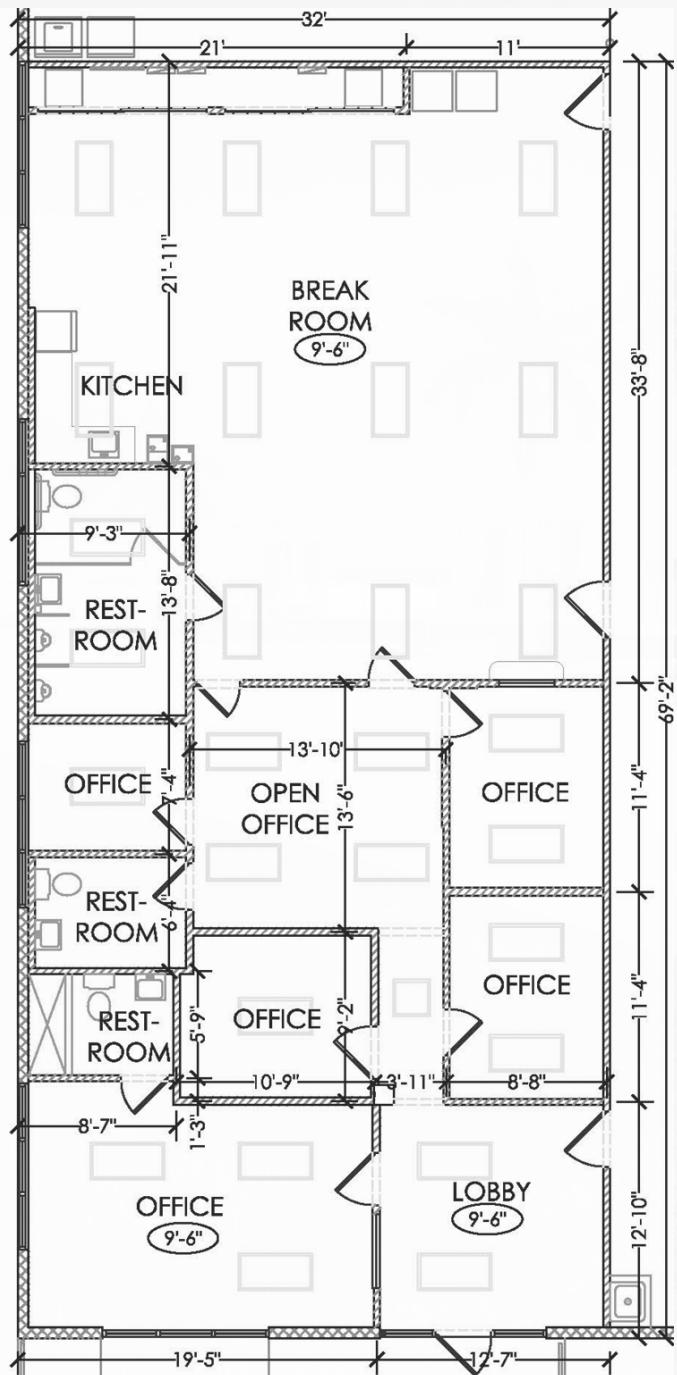
PREMISES	241 N. Bryan Road, Dania Beach
AVAILABLE FOR LEASE	12,000 SF
LEASE RATE	\$19.95 NNN \$5.28 OpEx

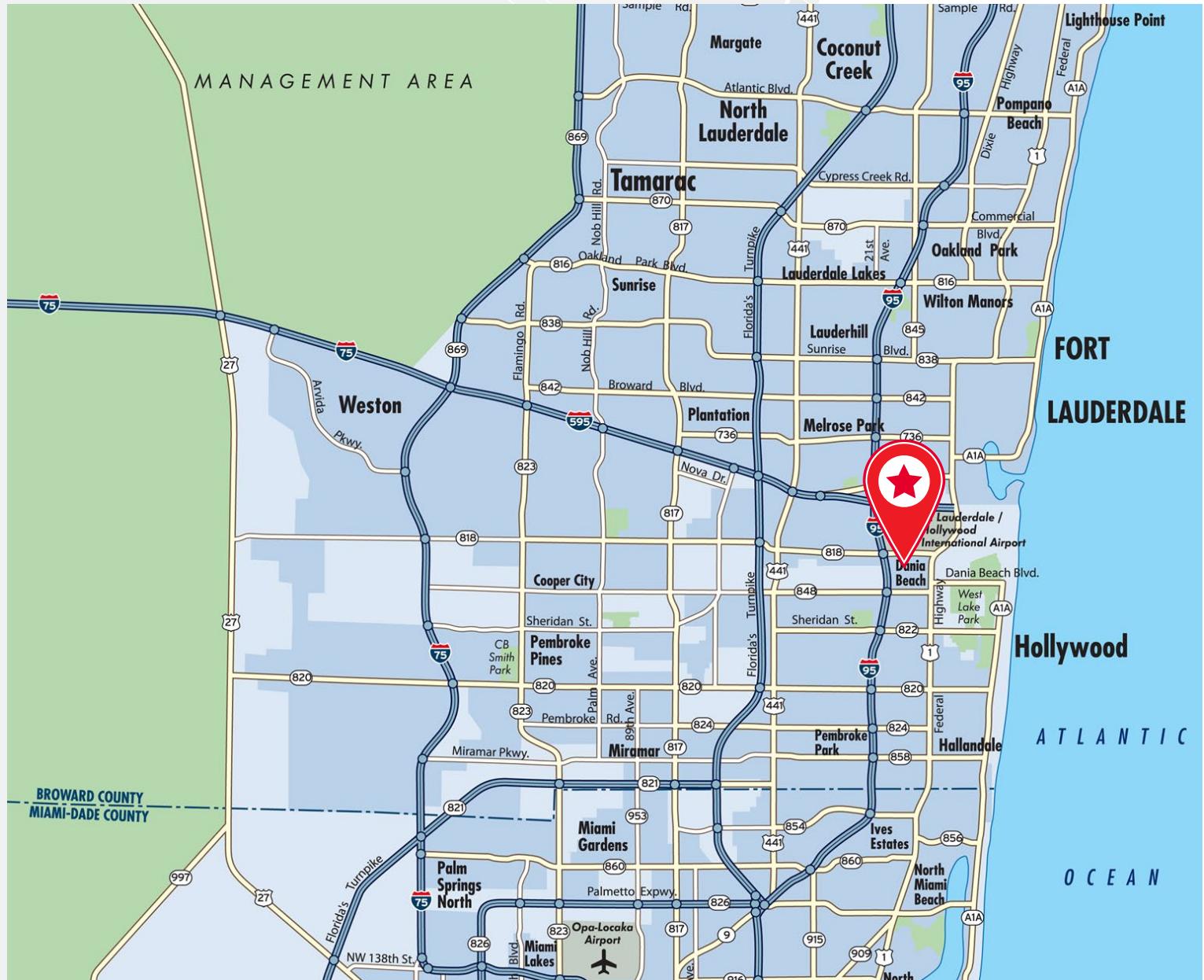
PROPERTY HIGHLIGHTS

- 2,212 SF office
- 24' clear ceiling height
- 1 drive-in ramp
- 3 dock high doors with levelers
- Fire sprinklered
- Available February 1, 2026
- Project has I-95 visibility / Bryan Road frontage
- Immediate I-95 access via Griffin Road or Stirling Road
- Close proximity to DCOTA, the LeMeridien Hotel, Ft. Lauderdale International Airport, Port Everglades, and Dania Pointe - a 100-acre mixed use development with restaurants, shops, office, and apartments



FLOOR PLAN





For more information, please contact:

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