

AVAILABLE: AUTO / INDUSTRIAL / RETAIL

1441 South Powerline Road

Pompano Beach, FL 33069



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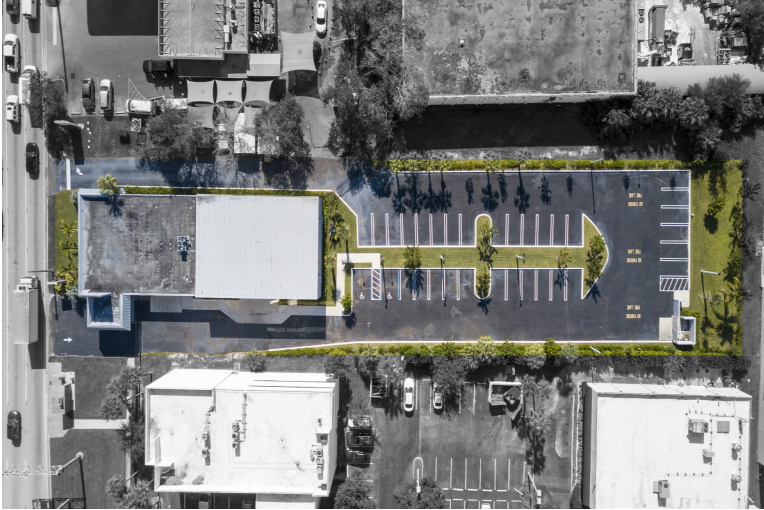


# 1441 South Powerline Road

## Pompano Beach, FL 33069

**Sale Price \$2,899,000**

**Lease Price \$14,750 / Month Triple Net (NNN)**



### PROPERTY OVERVIEW

Brand new (2019 Completion) 6,745 square foot building with a 41,477 square foot gated lot zoned I-1. Prime location with Powerline Road frontage which includes a pylon sign and a marquee sign. Air condition showroom, customer area bathrooms and office +/- 3,260 square feet. Open storage / repair / garage area +/- 3,500 square feet. One full bathroom off private office, two customer bathrooms and one bathroom off the storage / repair / garage area. 33 parking spaces with additional parking available.



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Solomon Homes  
Weston Town Center  
1792 Bell Tower Lane  
Weston, FL 33326

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### PROPERTY DETAILS

PROPERTY TYPE	FREE STANDING BUILDING
SQ. FT. AVAILABLE	6,745
LAND	+/- 1 ACRE
PARKING	+/- 33 SPACES
ZONING	I-1
YEAR BUILT	2019
CLEAR HEIGHT	+/- 18 '
LOCATION	POWERLINE ROAD FRONTAGE IMMEDIATE ACCESS TO RESTAURANTS AND AMENITIES CONVENIENT ACCESS TO I-95 AND FLORIDA 'S TURNPIKE



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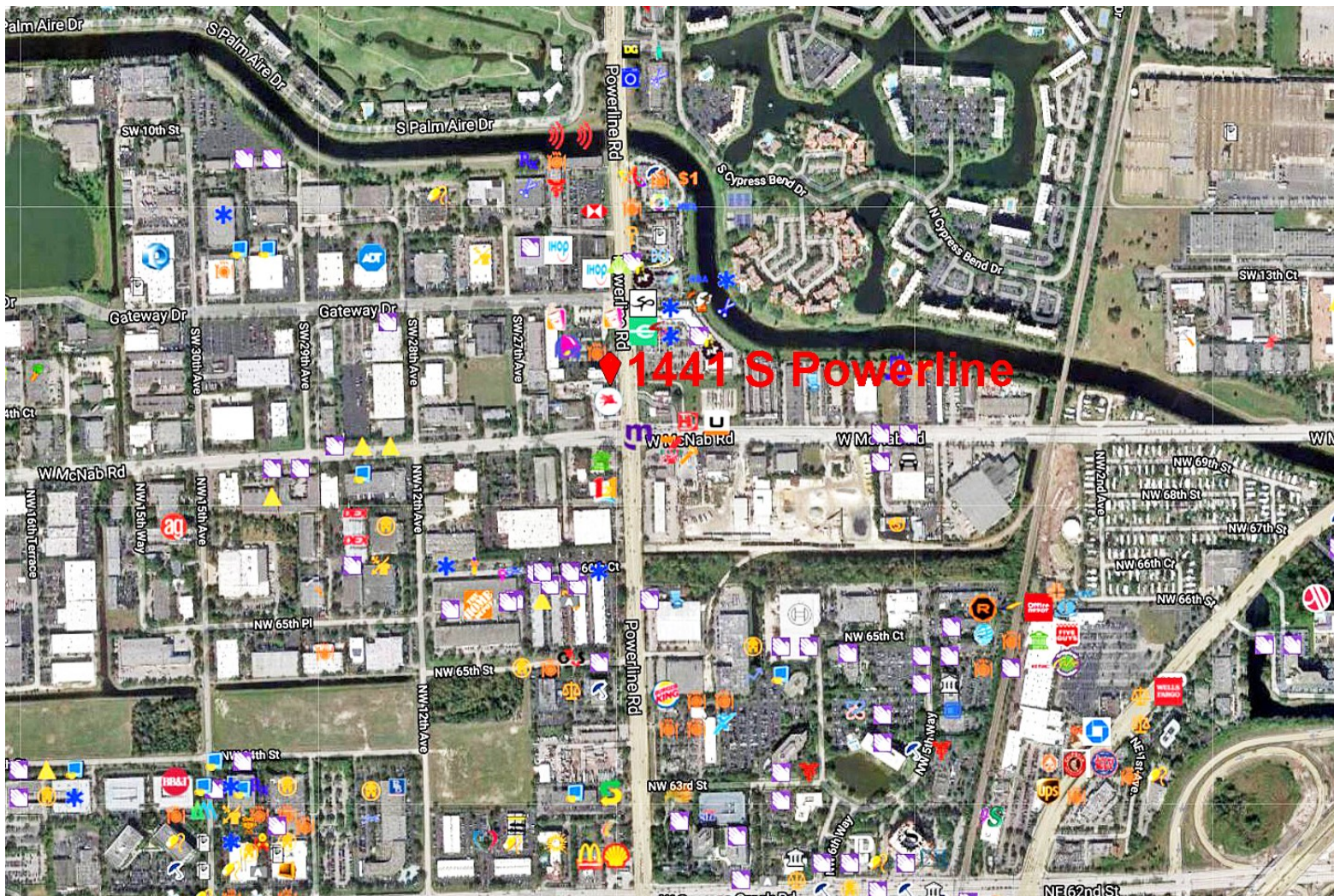


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## PROPERTY LOCATION



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