

44,800 RSF SUBLEASE

Prologis Beacon Industrial Park, #2
10814 NW 33rd Street, Doral FL 33172



Space Profile

Size: 44,800 RSF (*corner unit*)

Office: 7,578 SF

Term Through: July 2029

Rate: \$19.00 PSF Industrial Gross

Ceiling Height: 24'

Loading: Rear

Sprinklers: Yes

Power: 3-Phase

Building Depth: 158'

Column Spacing: 40' x 32'

Dock Doors: 18

Ramp: 1

Parking ratio: 1.15/1,000 SF

Zoning: IU-1

Key Highlights

- 115,200 RSF Building, built in 1995
- Situated within Prologis' Class A Beacon Industrial Park, offering immediate access to the Florida Turnpike, Dolphin Expressway, and just four miles from Miami International Airport, plus proximity to restaurants, hotels, Dolphin Mall, and key amenities
- Rear-loading distribution space within a secure, master-planned business park featuring approximately 600,000 SF of Class A warehouse space, providing the same high-quality infrastructure and resources leveraged by Fortune 500 companies

For more information, please contact:

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Peter Starr
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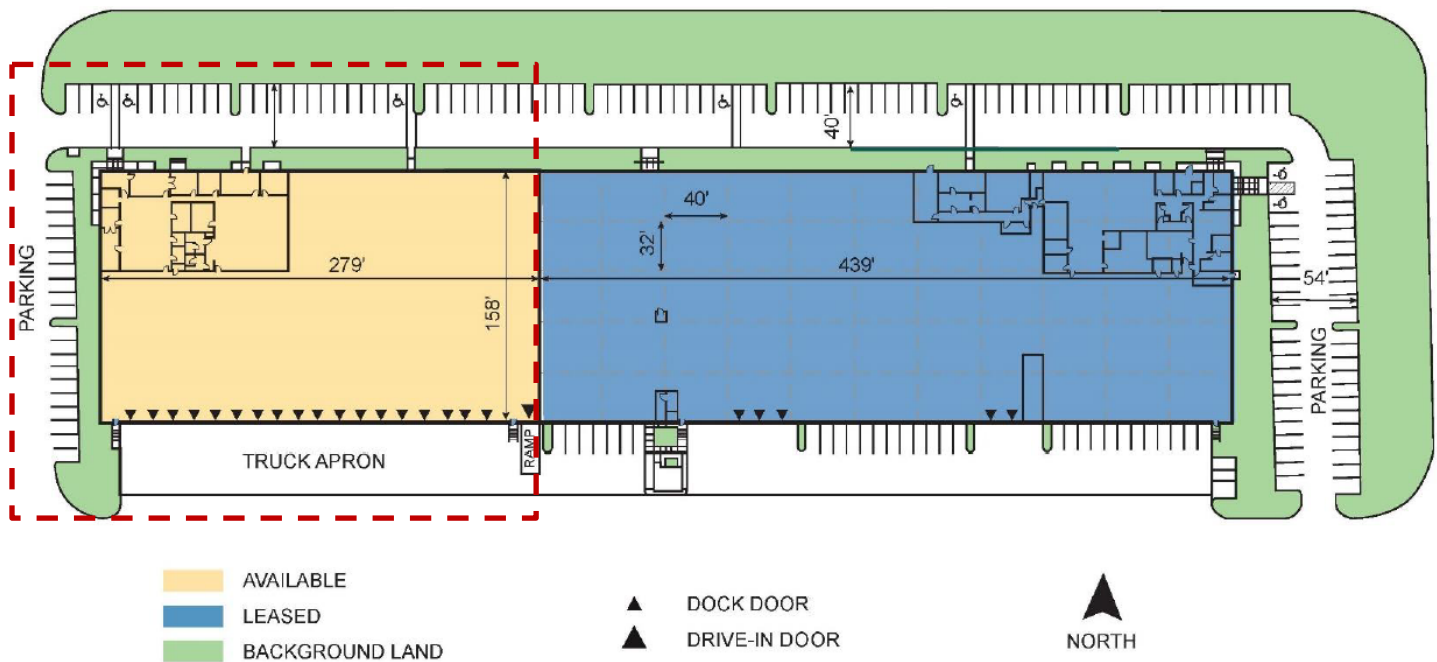
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333 SE 2nd Avenue, Suite 2800, Miami, FL 33131

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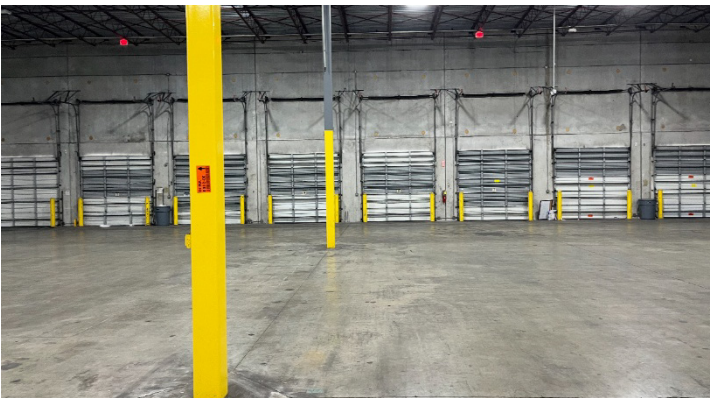
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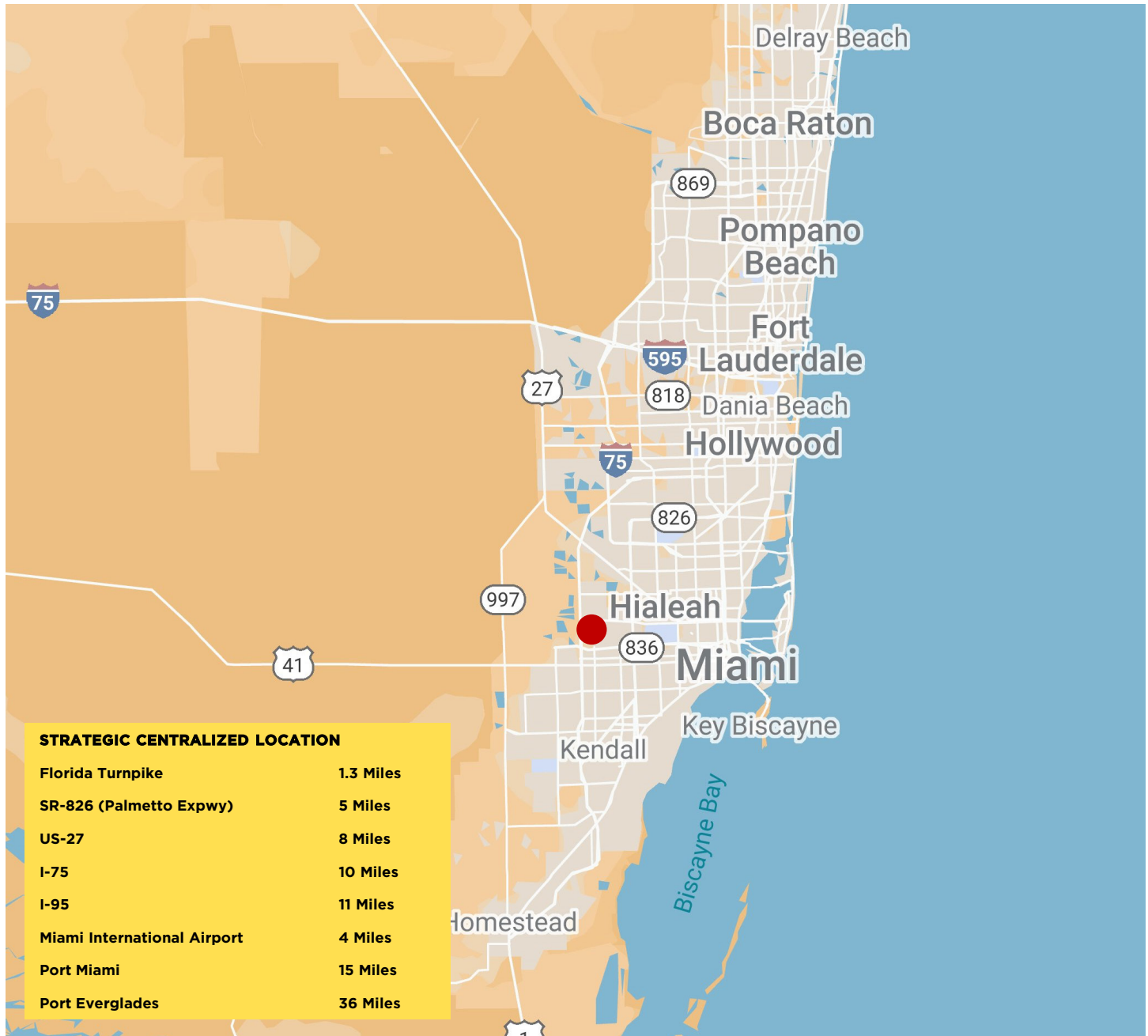
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