

FOR LEASE

**+/- 1,658 on .53
Acres**

Office with Yard

1627 S DIXIE HWY
Pompano Beach, FL 33060

PRESENTED BY:

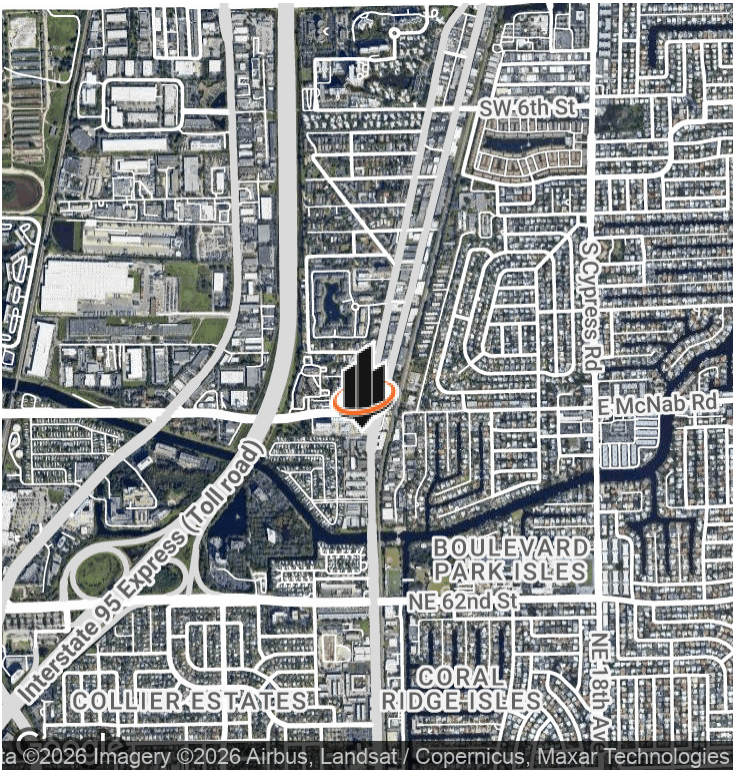
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PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$11,000 per month (NNN)
BUILDING SIZE	1,658 SF
LOT SIZE:	0.53 Acres
ZONING:	B-4

PROPERTY DESCRIPTION

Approximately 0.5 acres site with a functional +/- 1,658 square foot office building, offering a combination of administrative space and outdoor storage & parking. **B-4 Heavy Business zoning** supports a variety of commercial uses, including contractors, fleet operators, logistics, and other industrial-related businesses.

Conveniently located **less than one mile from I-95**, with easy access to the Florida Turnpike, I-595, Fort Lauderdale Executive Airport, Port Everglades, and Fort Lauderdale-Hollywood International Airport.

PROPERTY HIGHLIGHTS

- The office building features a large open area with 3 private offices and two restrooms. Currently under renovation.
- Site Dimensions: +/- 60' x +/- 387'
- Great Exposure; Dixie Highway Frontage

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ADDITIONAL PHOTOS



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