



S M I T H
COMMERCIAL PROPERTY GROUP

NEW LISTING FOR LEASE

6902 NW 50TH ST. MIAMI, FL 33166



\$21/SF./YR.

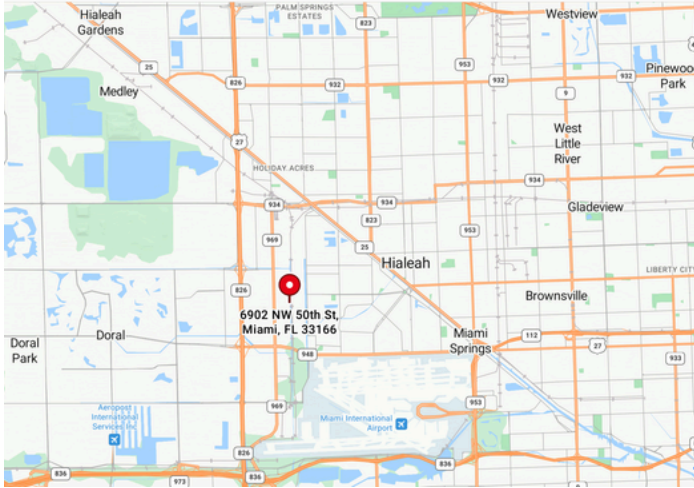
(MODIFIED GROSS)

- PROPERTY HIGHLIGHTS -

Property Type: Industrial | **Sq footage:** 3,600 SF. total
Number of floors: 2 | **Year Built:** 1989 | **Zoning:** IU-2

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PROPERTY DESCRIPTION



**Dolphin Expressway
(SR 836)**
Immediate access.



**Palmetto Expressway
(SR-826)**
Approx. 2.6 miles (approx.
11-minute drive via NW
72nd Ave/Milam Dairy Rd).



Port of Miami
Approx. 24-25
minutes (12-13
miles).



**Miami International
Airport (MIA) Cargo
Terminal**
Only 0.5 miles away.

Strategically located in the heart of Doral's industrial corridor, this well-maintained two-story property offers an efficient layout combining warehouse and office space, ideal for distribution, logistics, or service-oriented operations.

Its proximity to major expressways and Miami International Airport provides exceptional connectivity, making it a strong opportunity for businesses seeking functionality, accessibility, and long-term value.

Property Features:

- **Warehouse:** +/-2,700 SF.
- **Office:** 900 SF. (450 SF. on each floor)
- **Parking:** 1/1000 | 2 Assigned
- **Loading:** Large overhead loading door (12'x16')
- **Ceiling Height:** 24'-25' clear
- **Sprinklers:** Yes
- **Construction:** Concrete Twin-T roof (newly replaced roof)
- Office desks can be included as well as warehouse racks

PROPERTY PHOTOS



Get in Touch

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