



TAMARAC, FLORIDA

Retail Showroom / Industrial Box

3705 W Commercial Blvd
Tamarac, Florida 33309

LAT: 26.187171 | LONG: -80.199184

GLA: 30,656 SQ. FT.

TRAFFIC COUNTS: 55,500 DAILY



3705 West Commercial Blvd is a 2.04-acre site located in the northeast quadrant of West Commercial Blvd and SR 7/441 in Tamarac, Florida.

Discover the perfect location for your business in this beautifully renovated retail showroom/industrial building. The newly renovated building spans 30,656 SF and offers a modern, versatile layout ideal for showcasing your products and/or services. The property features zoning classified

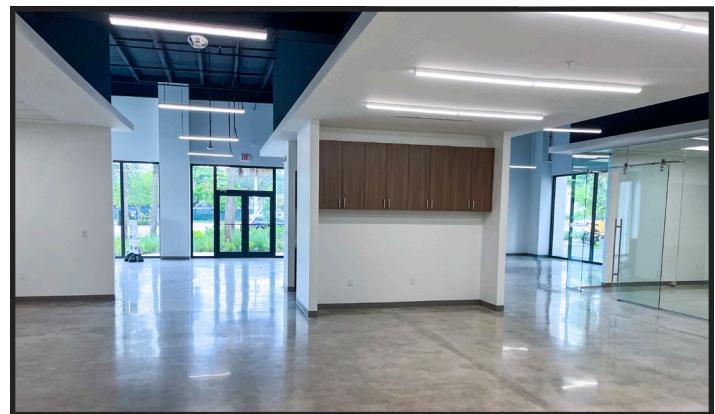
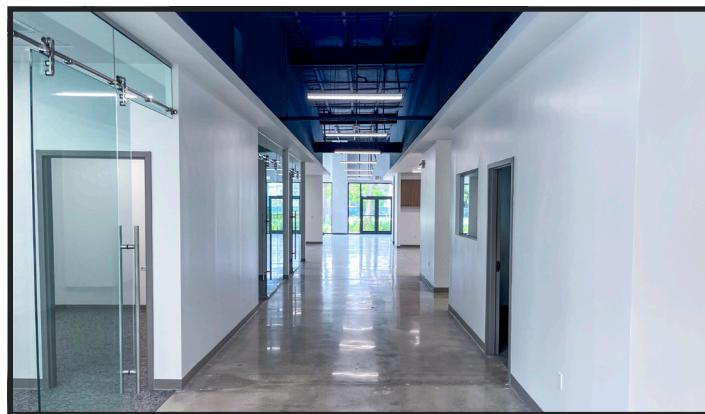
as MU-C, accommodating a variety of mixed-use commercial uses. Situated on bustling Commercial Blvd, near SR 7/441, the building boasts excellent visibility and high traffic exposure, making it an ideal choice for businesses seeking a foothold in a high-demand corridor.

FOR SALE

Senior Associate: Bill Pace
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Retail Showroom and Industrial Warehouse Box

Tamarac, FL



2025 est. Demographics

	1 Mile	3 Mile	5 Mile
POPULATION	15,963	196,456	507,980
HOUSEHOLDS	5,967	74,463	197,942
AVG HOUSEHOLD INCOME	\$85K	\$82K	\$92K
MEDIAN AGE	41	38	40
DAYTIME EMPLOYMENT	12,568	87,437	242,682
TRAFFIC COUNTS	55,500 Cars Daily		

Highlights

- ▶ Size: 30,656 SF
- ▶ New to Market
- ▶ Zoning: MU - C
- ▶ Land Size: 2.04 acres
- ▶ 6 dock high doors with on ramp
- ▶ 100% HVAC
- ▶ W. Commercial Blvd - 44,500 cars/day
- ▶ SR 7 - 48,500 cars/day
- ▶ Asking \$12,500,000

FOR SALE

WOOLBRIGHT DEVELOPMENT, INC.
3200 N. Military Trail, 4th Floor, Boca Raton, FL 33431 / 561-989-2240 / woolbright.net