

FOR LEASE

IOS · MIAMI, FL

# 7240 NW 12TH ST

MIAMI, FL 33126

**\$21,000 / MO. (GROSS)**

RENTAL RATE

**1.07 AC**

TOTAL PARCEL

**1 MI**

TO MIA AIRPORT



THE HYPE GROUP

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PROPERTY FEATURES

# WHAT THE SPACE OFFERS

**THE HYPE GROUP**  
THE REAL ESTATE COMPANY



**01 1.07-ACRE INDUSTRIAL OUTDOOR STORAGE (IOS) SITE**

**02 IDEAL FOR TRUCK PARKING, DRAYAGE, AUTOMOTIVE STORAGE, OR TOWING OPERATIONS**

**03 DIRECT ACCESS TO SR-836 (DOLPHIN EXPRESSWAY) AND SR-826 (PALMETTO EXPRESSWAY)**

**04 1 MILE FROM MIAMI INTERNATIONAL AIRPORT APPROXIMATELY 10 MILES FROM PORTMIAMI – SUPPORTS IMPORT/EXPORT AND FREIGHT FORWARDING**

**05 POSITIONED IN MIAMI AIRPORT EAST SUBMARKET FOR STRONG LOGISTICS DEMAND**

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