

OFFICE AND SHOWROOM SPACE FOR LEASE



FEATURES & AMENITIES

- Prime Location
- Office/Showroom
- Side Yard
- On-Site Parking
- Breakout Areas
- Warehouse w/ Roll up Doors
- Private Bathroom
- Nearby Amenities



Status	: For Lease
Property Type	: Office/Warehouse
Space	: 1 Available Unit
Space Available	: 2,800 Sq Ft

PRICE **\$27.50/SF**

CONTACT US

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COMPASS



Building Description

Prime Industrial Flex Space with Office/Showroom & Warehouse – Deerfield Beach
Excellent opportunity to lease or purchase a highly visible industrial flex property in a prime Deerfield Beach location. Situated at 20 NW 3rd Avenue, just minutes from Hillsborough Boulevard and I-95, this versatile 2,800± SF space is ideal for a wide range of business uses.

The property features a functional office/showroom area paired with a large warehouse equipped with two roll-up doors, allowing for efficient loading, storage, and operations. An added bonus is the extra outdoor storage space along the side of the building—perfect for inventory, equipment, or fleet needs.

On-site parking spaces are conveniently located out front, and the building enjoys excellent street visibility with strong daily traffic counts, providing valuable exposure for your business. The surrounding area is a well-established commercial corridor, supported by nearby businesses, residential communities, and easy access to major roadways.

This is a rare opportunity to secure a flexible, high-exposure industrial space in a sought-after Broward County location.



