

Miramar Megacenter Park



Presented by
SoFlo Property Group

7429 Riviera Blvd, Miramar, FL 33023



Price: \$20.00 /SF/YR

Available Immediately For Lease 3,138 SF Warehouse located at 7429 Riviera Blvd. Building was newly constructed in 2019. Conveniently located right off Florida Turnpike exit and Ronald Reagan. Across the street from Miami Gardens boundary line.

- ASKING \$20 NNN + \$4.50 CAM (\$6,400/MONTH)
- 3,138 SQFT WAREHOUSE
- 300 SF AIR-CONDITIONED OFFICE
- ONE (1) DOCK-HIGH LOADING DOOR
- ONE (1) STREET-LEVEL LOADING DOOR
- 30' HIGH CLEARANCE
- FIRE SPRINKLERS
- TWO BATHROOMS INCLUDING SHOWER FACILITY
- THREE-PHASE ELECTRICAL

Miramar Megacenter Park

7429 Riviera Blvd, Miramar, FL 33023



30' Height Clearance
Both Dock High & Street Drive Thru Loading
Three Phase Electrical
Fire Sprinklers
300 SF Office, Two Bathrooms w/ Shower & Industrial Sink
New 2019 LEED Certified Construction



Bryan Demello

Soflopropertygroup@outlook.com

(786) 227-2379

SoFlo Property Group

7429 Riviera Blvd

Miramar, FL 33023



7429 Riviera Blvd, Miramar, FL 33023



Warehouse

Listing space

1st Floor Ste Unit #4

Space Available	3,138 SF
Rental Rate	\$20.00 /SF/YR
Date Available	March 19, 2024
Service Type	Triple Net (NNN)
Office Size	300 SF
Space Type	Relet
Space Use	Industrial
Lease Term	1 - 5 Years

Available Immediately For Lease 3,138 SF Warehouse located at 7429 Riviera Blvd. Building was newly constructed in 2019. Conveniently located right off Florida Turnpike exit and Ronald Reagan. Across the street from Miami Gardens boundary line. - ASKING \$20 NNN + \$4.50 CAM (\$6,400/MONTH)- 3,138 SQFT WAREHOUSE- 300 SF AIR-CONDITIONED OFFICE- ONE (1) DOCK-HIGH LOADING DOOR- ONE (1) STREET-LEVEL LOADING DOOR- 30' HIGH CLEARANCE- FIRE SPRINKLERS- TWO BATHROOMS INCLUDING SHOWER FACILITY- THREE-PHASE ELECTRICAL

Miramar Megacenter Park

7429 Riviera Blvd, Miramar, FL 33023

Property Photos



Loading Doors



300 SF Office

Miramar Megacenter Park

7429 Riviera Blvd, Miramar, FL 33023

Property Photos



Bathroom

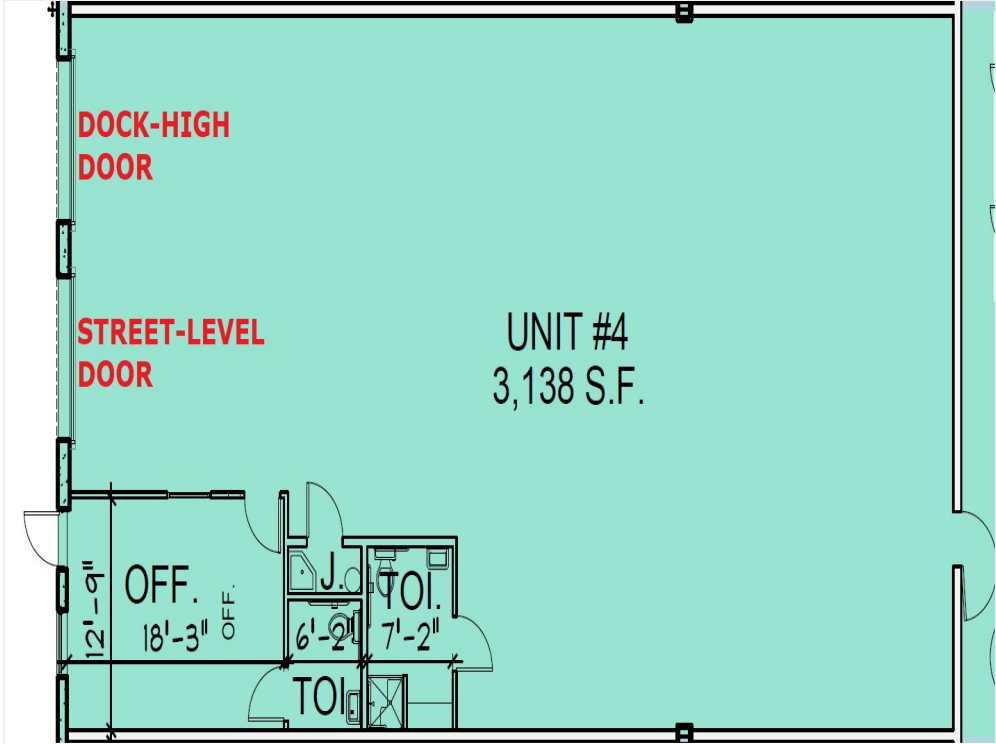


Shower

Miramar Megacenter Park

7429 Riviera Blvd, Miramar, FL 33023

Property Photos



Unit #4 Floor Plan



Building

Miramar Megacenter Park

7429 Riviera Blvd, Miramar, FL 33023

Property Photos



Aerial

Miramar Megacenter Park

7429 Riviera Blvd, Miramar, FL 33023

Location

