

**AVAILABLE
FOR SALE**



±12,000 SF
INDUSTRIAL WAREHOUSE

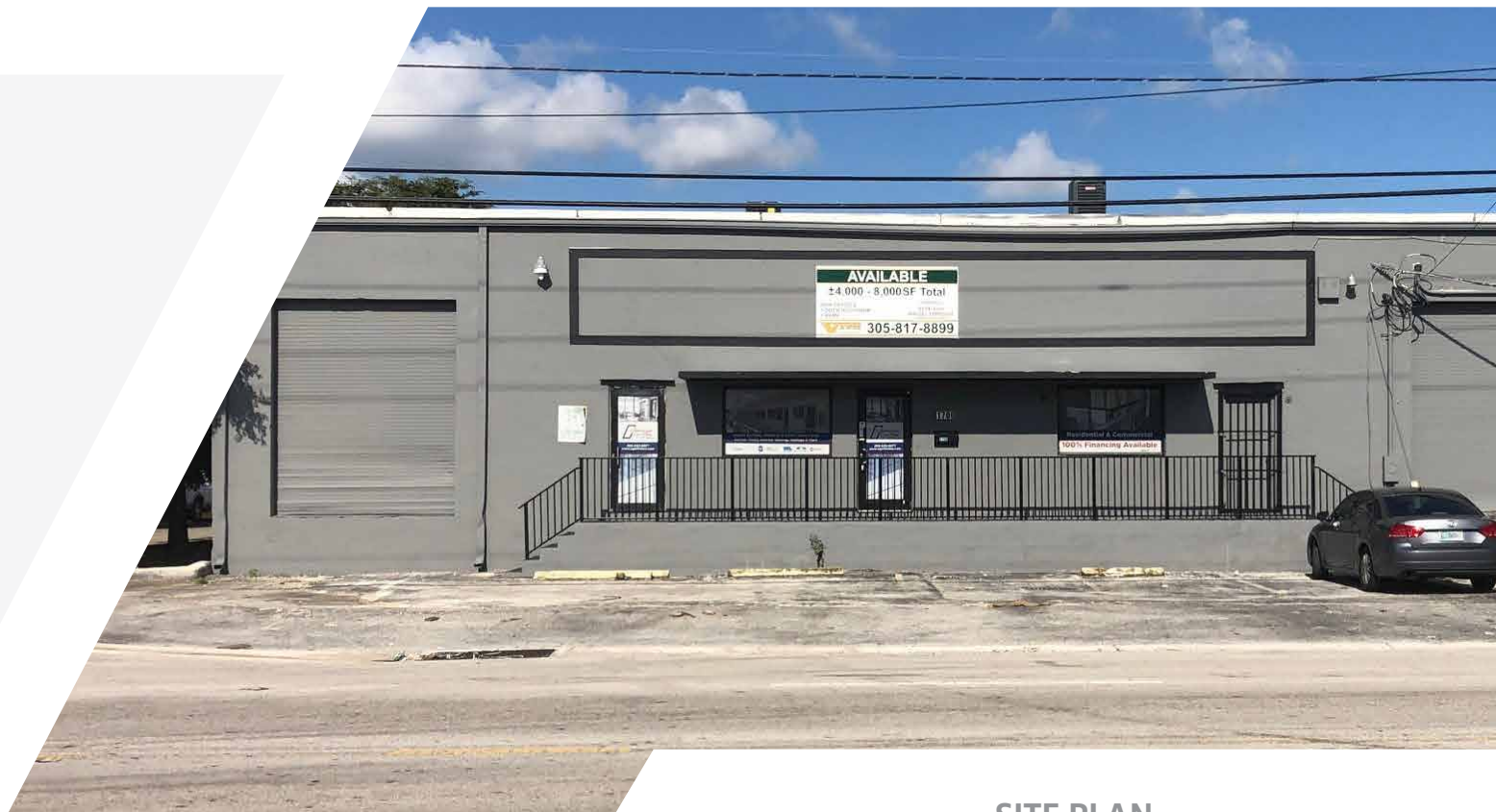
1700 West 8th Avenue
Hialeah, FL 33010

ASKING PRICE
\$3,180,000

305.817.8899
vivogroup.net

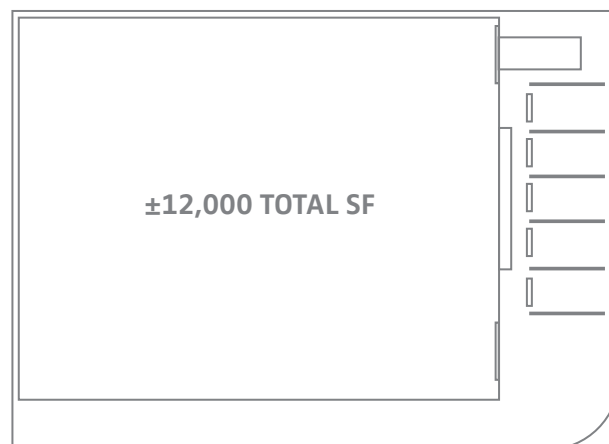
VIVO
REAL ESTATE GROUP

PROPERTY FEATURES



SITE PLAN

TOTAL SF	±12,000 SF
OFFICE SPACE	±1,500 SF OFFICE
LOADING	(1) RAMP / (2) DOCKS
CEILING HEIGHT	17'
ASKING PRICE	\$3,180,000



PROPERTY DESCRIPTION

Prime location for businesses looking for convenient access to key transportation routes.

With a total of ±12,000 SF, the space is ideal for a variety of uses, including warehousing, distribution, or manufacturing. The property features ±1,500 SF of well-appointed office space, providing a professional environment for administrative operations or customer-facing functions, while the remaining space is perfect for industrial or storage purposes.

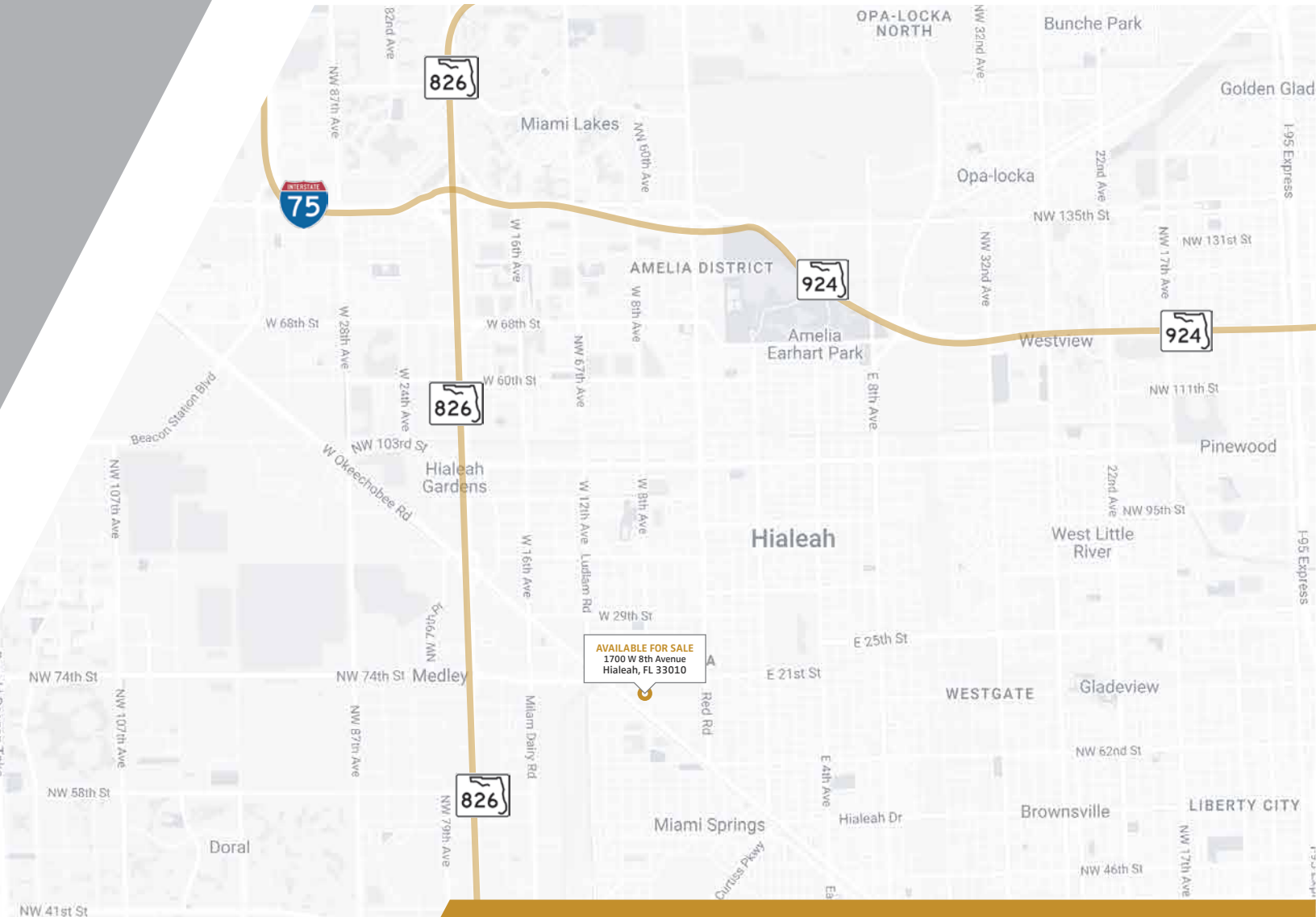
Designed for efficiency, the property includes (1) loading ramp and (2) dock-high doors, making it easy to receive and ship goods. With a 17-foot ceiling height, the warehouse area can accommodate a range of industrial needs, including stacking or storing large inventory. These features make it particularly attractive for businesses involved in logistics, e-commerce, or manufacturing operations that require both office and warehouse space.

LOCATION GALLERY



LOCATION DESCRIPTION

Strategically located within the West Hialeah submarket, this property offers excellent connectivity to major roadways, including Palmetto Expressway (SR 826), Okeechobee Road, and the Dolphin Expressway. Its proximity to these key highways ensures that businesses can quickly and easily reach customers, suppliers, and also distribution networks across the Miami-Dade area.



CALL US FOR MORE INFORMATION **305.817.8899**



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