



Prologis

Beacon Lakes



Position your business
for faster growth,
greater efficiency, and
unmatched access.

Located off Florida's Turnpike, between
NW 12th Street and NW 25th Streets, in
Miami's key manufacturing and distribution
hub, Prologis Beacon Lakes puts you
closer to customers, faster fulfillment,
and smarter operations. With sustainable
design and move-in ready space, it's built
to scale with your ambition.

emerge

Prologis **Beacon Lakes**

Expand beyond ordinary

Prologis Beacon Lakes offers a unique and rare opportunity for growth. The park includes 27 existing buildings and over 5.5 million square feet of space, allowing for expansion needs and successful growth opportunities. Local meticulous management meets expansive global growth potential, ensuring consistency and excellence at each phase of the business life-cycle.



Bldg	Address	Total SF	Office	Warehouse	Height	Depth	Doors	Ramps	Available	Brochure
46-50	NW 12 St & NW 129th Ave Built-to-Suit	200,000 to 650,000	BTS	--	36'	TBD	TBD	TBD	Q4 2026	Coming Soon
44	1375 NW 129th Ave New construction	164,368	2,417 to 8,707	--	36'	239'	50	2	Immediately	Brochure
45	1325 NW 129th Ave New construction	164,368	3,700 to 7,400	--	36'	239'	50	2	Immediately	Brochure
13	Suite 100 12650 NW 25th St End Cap Unit	79,705	3,718	75,987	30'	186'	30	1	2/1/2026	Brochure
44	Suite 100 1375 NW 129th Ave End Cap Unit New construction	71,867	3,694	68,173	36'	239'	22	1	Immediately	Brochure
23	Suite 106 2100 NW 129th Ave	58,255	7,150	51,105	30'	210'	26	--	11/1/2026	Coming Soon
44	Suite 800 1375 NW 129th Ave End Cap Unit New construction	51,178	2,596	48,582	36'	239'	14	1	Immediately	Brochure
6	Suite 102 12200 NW 25th St A/C space	41,704	5,447	36,257	28'	220'	23	--	6/1/2026	Brochure
44	Suite 400 1375 NW 129th Ave New construction	41,323	2,417	38,906	36'	239'	14	--	Immediately	Brochure
7	Suite 115 12250 NW 25th St End Cap Unit	38,923	2,911	36,012	28'	202'	13	N/A	Immediately	Brochure
22	Suite 108 2200 NW 129th Ave Warehouse Office	28,451	2,410	25,626	30'	210'	8	1	8/1/2026	Brochure
22	Suite 106 2200 NW 129th Ave With Racking	22,784	2,274	20,510	30'	210'	7	--	1/1/2026	Brochure
6	Suite 109 12200 NW 25th St	17,600	1,376	16,224	28'	220'	4	1	3/1/2026	Brochure
25	Suite 110 1900 NW 129th Ave	14,680	1,439	13,241	32'	177'	4	1	2/1/2026	Brochure

expand

Guiding innovation



Perfectly positioned and well-connected at the convergence of Florida's Turnpike and SR 836 (Dolphin Expressway), five strategic access points provide ease of ingress/egress to your workforce.

- Park Access
- Completed
- Planned Development
- Non-Prologis Building



access

Shine brighter. Reach further.

Ideal for logistics and supply chain users, Prologis Beacon Lakes is linked to all major thoroughfares, providing optimal access to freeways, population and ports, resulting in quick and easy access to key connection points for your workforce.



7.6 MI | 25 MINS

to Miami International Airport Cargo Clearance Center via 25th Street



DIRECT ACCESS

to 826, 836 and Florida's Turnpike



13.2 MI | 23 MIN

to Miami International Airport



17.6 MI | 33 MIN

to PortMiami

connect





A bright horizon

Prologis Beacon Lakes is a premier multi-purpose development featuring Class A industrial space, dining, shopping and entertainment within a 600-acre master-planned park. No other industrial park in the region offers such an amenity base and convenience within the development.

Shops at Beacon Lakes

500,000 SF of shopping, dining and entertainment including five restaurants, bars, and abundant retail.

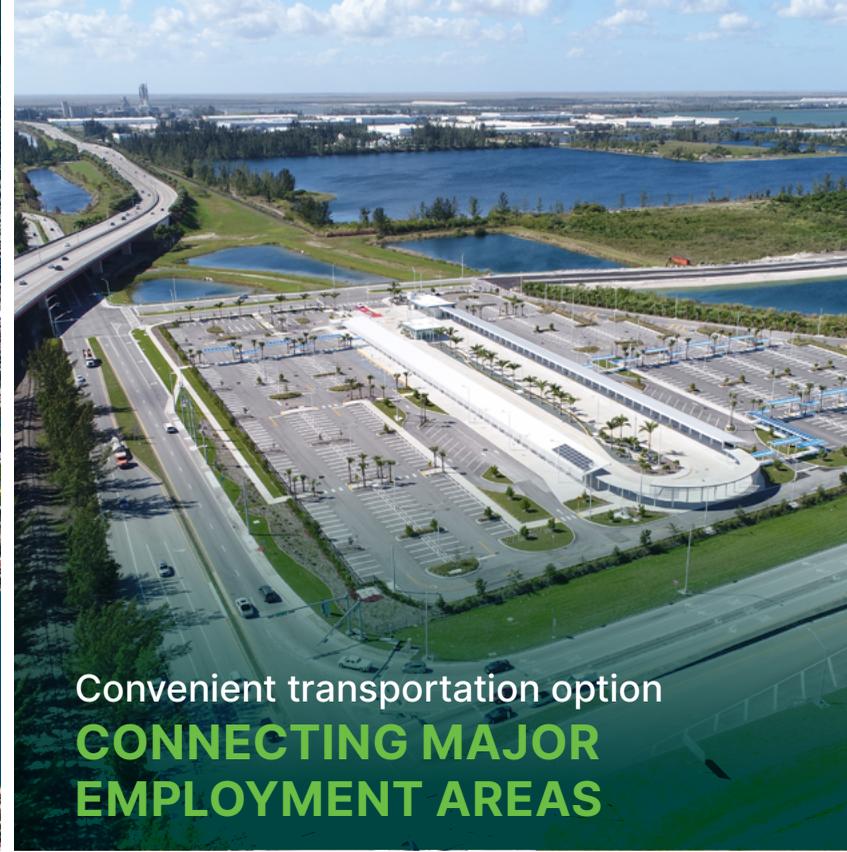


beyond

Prologis Beacon Lakes



FIVE STRATEGIC ACCESS POINTS
providing ease of ingress/egress



Convenient transportation option
CONNECTING MAJOR EMPLOYMENT AREAS



EXPANSION AND GROWTH opportunities abound



SURPLUS TRAILER PARKING for customers

reach

Keeping you ahead of what's next

Prologis Essentials is the all-in-one way to help build resilience, innovation and growth into your business. Combining the right location with the right operations, energy + sustainability, mobility, and workforce solutions will help you transform today's logistics challenges into opportunities.



Learn more about Prologis Essentials



Operations

Turnkey warehouse solutions to get you operational quickly and keep your product moving efficiently.

- Move in + setup
- Racking systems
- Forklifts and material handling equipment
- Automation solutions



Energy + Sustainability

Energy + sustainability tools and resources build your decarbonized business.

- Clean energy solutions
- Energy storage
- Backup power generators



Mobility

Mobility solutions to turbocharge your drive to zero emissions.

- Fleet electrification for depots and hubs
- On-demand power
- Hydrogen fueling
- Workplace charging



Workforce

Unlock the potential of your workforce and enhance recruitment, retention and productivity.

- Community Workforce Initiative (CWI)
- Talent staffing and retention programs
- Training and certification

essentials



Count on us as your trusted partner

Pairing up with Prologis gives you access to an in-house team of property managers, insights from one of the largest global industrial platforms, and leading sustainability expertise. Providing responsive local support 24/7, we work hard every day to help you stay ahead of what's next.



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At Prologis, we don't just lead the industry—we define it with a 1.3 billion square foot portfolio and an annual throughput of approximately \$3.2 trillion. We create the intelligent infrastructure that powers global commerce, seamlessly connecting the digital and physical worlds. From agile supply chains to energy solutions, our ecosystems help your business move faster, operate smarter and grow sustainably. With unmatched scale, innovation and expertise, Prologis is a category of one—not just shaping the future of logistics but building what comes next.

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