

# Center Port Circle

±62,000 SF Class A Office/Warehouse Building

3001 Center Port Circle  
Pompano Beach, FL 33064



## Features

- + ±61,856 SF Class "A" Industrial Building
- + Temperature Controlled Warehouse
- + ±4.03 acre site
- + Existing Racking System Available
- + Built in 2001
- + Zoned Industrial - City of Pompano Beach
- + ±1,000 SF office space
- + 26' Clear Height
- + Located in CenterPort which is ideally situated off of I-95 between Sample Road and Copans Road
- + Tilt-wall construction
- + Five (5) dock high loading doors (8'X10') plus two (2) ramps with over sized doors (16'X16') and fully motorized
- + Power: 1000 Amps, 277/480V, 3-Phase
- + ESFR Sprinkler System

## Contact Us

### JEFF KELLY

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### KIRK NELSON

Executive Vice President  
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kirk.nelson@cbre.com

**Sale Price: \$19,995,000**

**Rate Reduced to \$16.50 PSF NNN**





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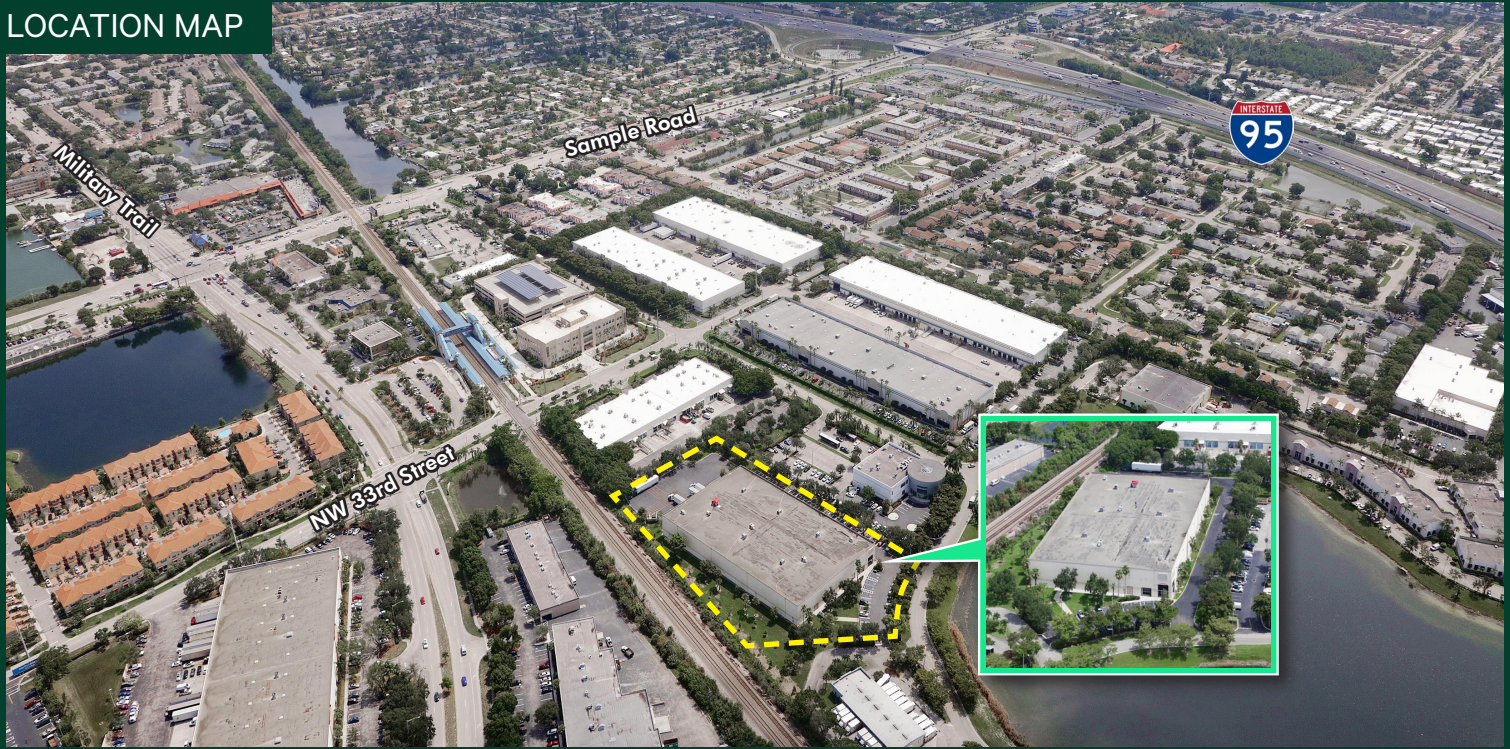


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# For Sale or Lease

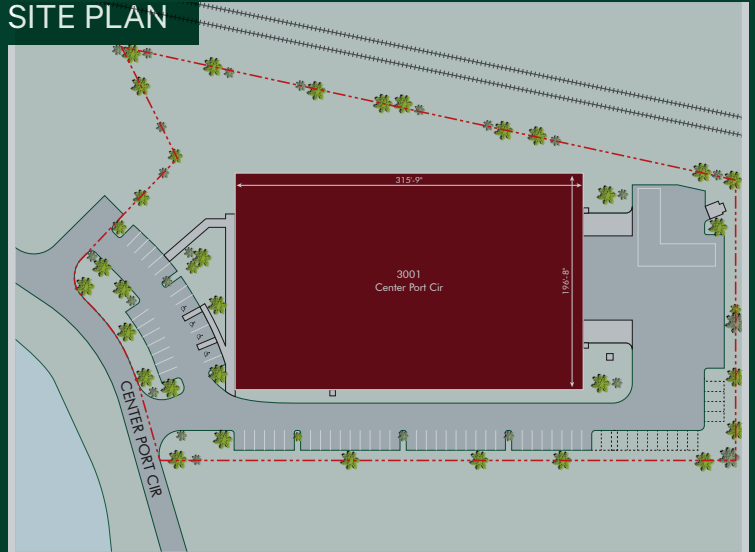
## LOCATION MAP



## LOADING AREA



## SITE PLAN



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