

**RE/MAX**  
COMMERCIAL®



**THE DEMARCO**  
REAL ESTATE GROUP

**FOR LEASE**

**RETAIL/OFFICE WAREHOUSE**

**1000 PHIPPEN WAITERS RD  
DANIA BEACH, FL**

# FOR LEASE:

1000 PHIPPEN WAITERS RD  
DANIA BEACH, FL

**PRICE: \$7,250 PER MONTH NNN**

## **PROPERTY OVERVIEW:**

Prime Opportunity! This property offers approximately 3,618 square feet of versatile space on a 0.22-acre lot, zoned NBHD-MU. Its strategic location near major highways, including I-95, ensures excellent accessibility for logistics and transportation needs. Proximity to local amenities enhances convenience for both employees and clients. This property is ideal for businesses seeking a well-positioned industrial space in South Florida.

## **PROPERTY HIGHLIGHTS:**

- Great Industrial Warehouse
- Building Size: 3,618 SF
- Lot Size: 0.22 AC
- Fenced-in Parkng Lot
- 2 Roll up doors and 2 Man doors
- Reception Area
- Private Office
- Two Restrooms
- Perfect for Retail, Office, Wholesale, Medical Marijuana Center or Place of Worship.

### **THE DEMARCO REAL ESTATE GROUP™**

Office: (954) 453-1000

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1901 Harrison Street, Hollywood FL, 33020





# PHOTOS:

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