

PELICAN BAYS

4990 SW 52ND ST, DAVIE, FL 33314

PROPERTY SUMMARY



VIDEO

PROPERTY DESCRIPTION

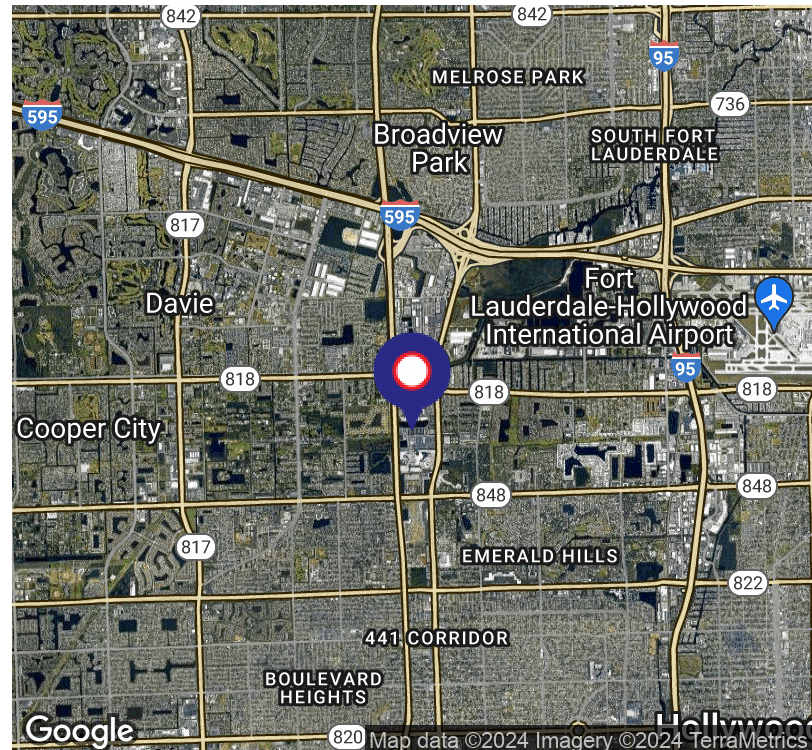
Built between 1988 and 1996, Pelican Bays is an eight-building warehouse complex located at State Road 7 and SW 52nd Street in Davie. Situated 1.5 miles from I-595, less than a mile from the Florida Turnpike, and adjacent to the Hard Rock "Guitar Hotel", the industrial park spans 199,257 square feet of flex, industrial and office space. The smallest office spaces at the property are 460 square feet and the smallest warehouse spaces are 800 square feet. Pelican Bays is a vibrant community of more than 120 businesses serving Miami-Dade, Broward and Palm Beach Counties. It features office and warehouse bays that are perfect for distribution, wholesale, marine, aviation and service providers. Adjacent to the 44-acre Manheim Fort Lauderdale Auto Auction, Pelican Bays is an ideal location for auto dealers and related automotive businesses.

PROPERTY HIGHLIGHTS

- Conveniently located close to the Fort Lauderdale Hollywood International Airport and Port Everglades.
- Situated 1.5 miles from I-595, less than a mile from the Florida Turnpike, and adjacent to the Hard Rock "Guitar Hotel"
- Variety of warehouse units for lease, all equipped with large overhead doors and ample parking spaces.
- Adjacent to 44-acre Manheim Fort Lauderdale Auto Auction

MATT JONES

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FOR LEASE

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ADDITIONAL PHOTOS



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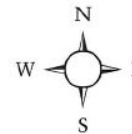
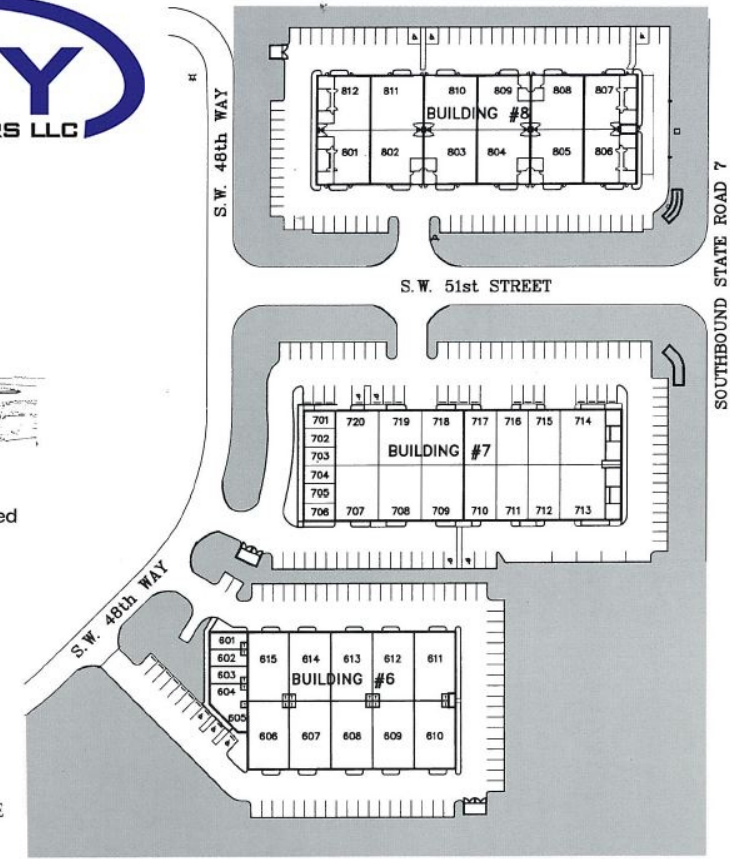
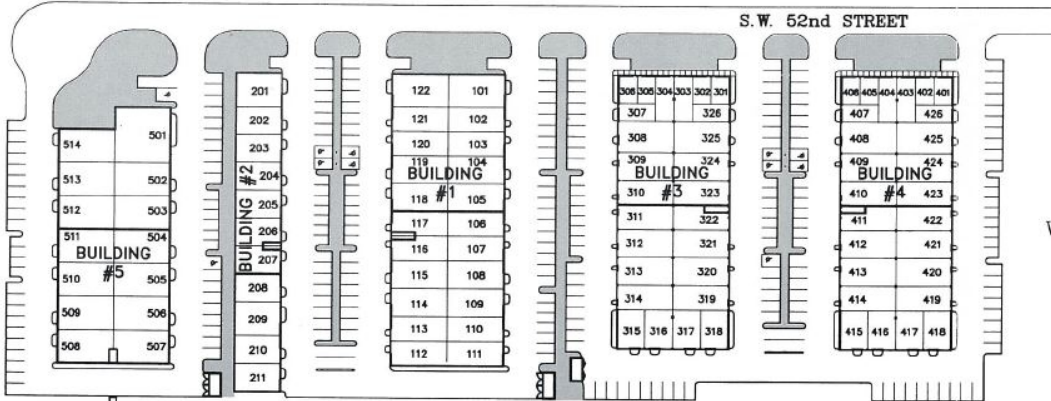


PELICAN BAYS

OFFICE SUITES OFFICE/WAREHOUSES



- Convenient to Florida's Turnpike and I-95
- Office Suites from 460 sq. ft.
- Office/Warehouse Space from 800 sq. ft.
- 15' Ceilings
- 12' x 12' Garage Doors
- Bathrooms in every Unit
- Ample Parking
- Insulated Roofs, Exhaust Fans
- Three-Phase Electric Available
- City Water and Sewer
- Offices Painted, Carpeted, and Air Conditioned
- Immediate Occupancy
- On-Site Leasing/Management Office



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