

FOR LEASE

Owned and Operate by



International Corporate Park #1

9905 NW 17th St. #101, Doral, FL 33172

±28,390 SF **NEWLY DELIVERED SPEC SUITE**



LEASING INFO & CONTACT

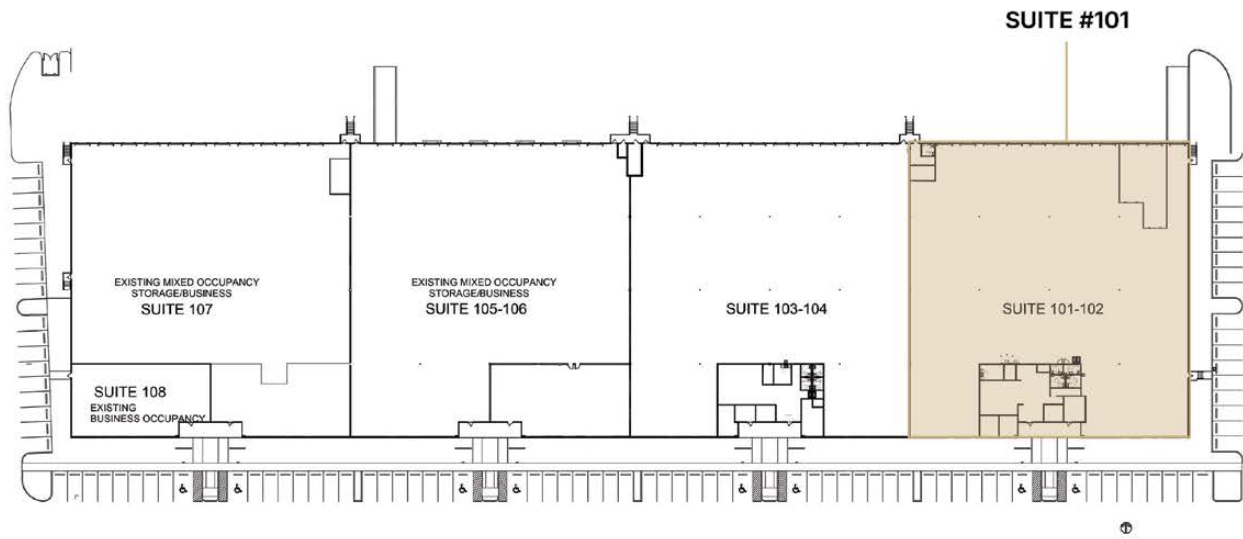
Steve Medwin, SIOR, CCIM
Nick Wigoda, SIOR

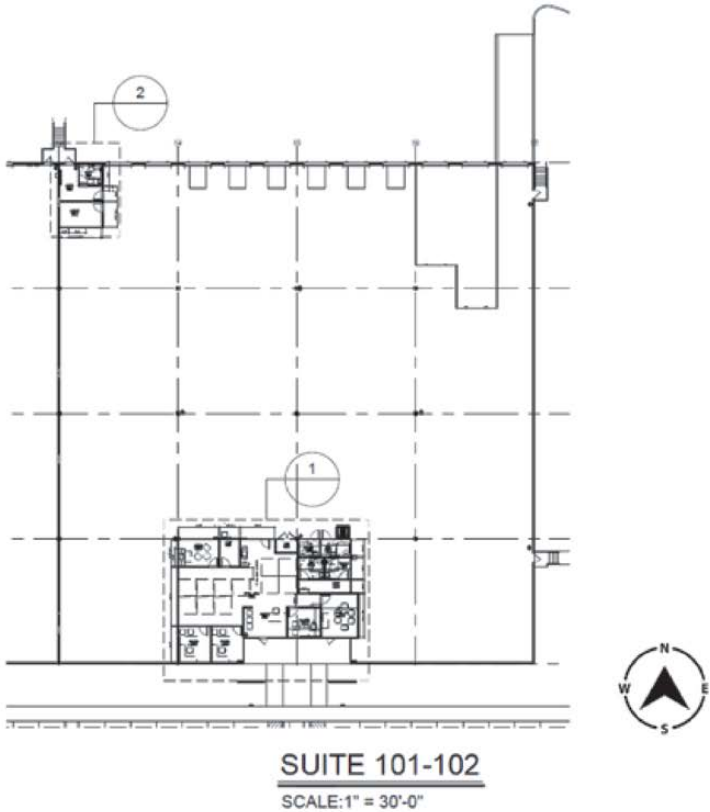
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STREAM

This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by the landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.

SITE PLAN





PROPERTY FEATURES

Available Size	±28,390 SF	Parking	1/1,000 SF
Office Suite	±2,400 SF (New Const.)	Building Depth	175'
Clear Height	±24'	Sprinklers	Wet System
Dock High	10 Doors (2 Recessed)	Column Spacing	43'9" x 41'6"
Dock Equipment	6 Levelers	Truck Court	130' non-shared truck court
Ground Level	1 Concrete Ramp	Additional	End Cap Unit



TRANSPORTATION

PortMiami	±13 Miles	Miami International Airport	±5 Miles
Dolphin Expressway	±1.5 Miles	Palmetto Expressway	±3 Miles
I-95	±11 Miles	Florida's Turnpike	±2.5 Miles