

# WAREHOUSE SPACE FOR LEASE

3600 NE 4TH AVE, OAKLAND PARK, FL 33334

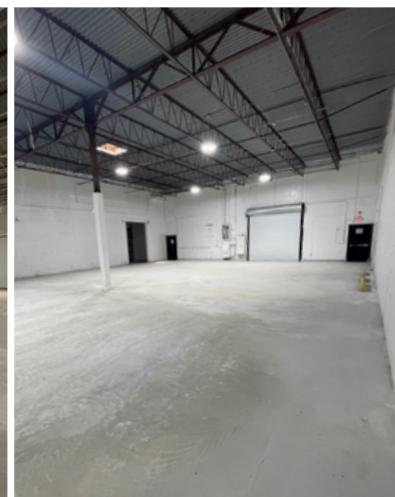


SHALLOW  
BAY  
ADVISORS



**1,800 - 18,600 SF | 16'-20' Ceilings | 12x12 Doors | Zoning: I-1**

Oakland Park Industrial Center is a premier industrial park located between Dixie Highway and Interstate 95. Comprised of four modern buildings, it offers spacious bay configurations with 16 to 20-foot ceilings, ample parking, vibrant overhead lighting, and both **grade-level and dock-high doors**, along with small office spaces. Zoned I-1 for light industrial use and conveniently near FLL and Port Everglades, it offers seamless access to key transportation routes and supports a wide range of operational needs.



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