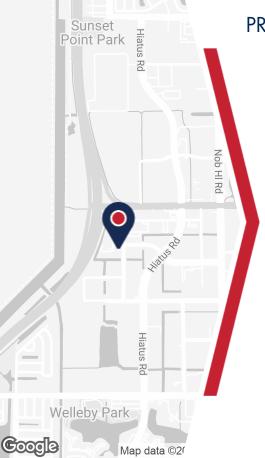
5305 NORTHWEST 108TH AVENUE SUNRISE, FL 33351





For more information:

bergercommercial.com

Keith R. Graves, CCIM, SIOR

954.652.2031 | Kgraves@Bergercommercial.Com

PROPERTY DETAILS

- Immediate proximity to W. Commercial Blvd, connecting to the Sawgrass Expressway, I-75, and the FL Turnpike.
- 20' warehouse clear height.
- Ample parking.
- Flexible I-1 zoning, city of Sunrise, FL.
- Convenient ground level loading.

Lawrence Oxenberg

954.652.2017 | Loxenberg@Bergercommercial.Com

ABOUT PROPERTY



LOCATION Sunrise, FL (Broward County)



Information furnished regarding this property is from sources deemed reliable, but no warranty or representation as to the accuracy thereof and it is submitted subject to errors, omissions, prior sale, lease or withdrawal without prior notice.

LEASE SPACES



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	4,171 - 4,419 SF	Lease Rate:	\$17.50 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Unit 5307	Available	4,171 SF	NNN	\$17.50 SF/yr	75% office, 940sf open warehouse.
Bay C/D	Available	4,419 SF	NNN	\$17.50 SF/yr	70% office, 1,319sf whse.

For more information:

Keith R. Graves, CCIM, SIOR

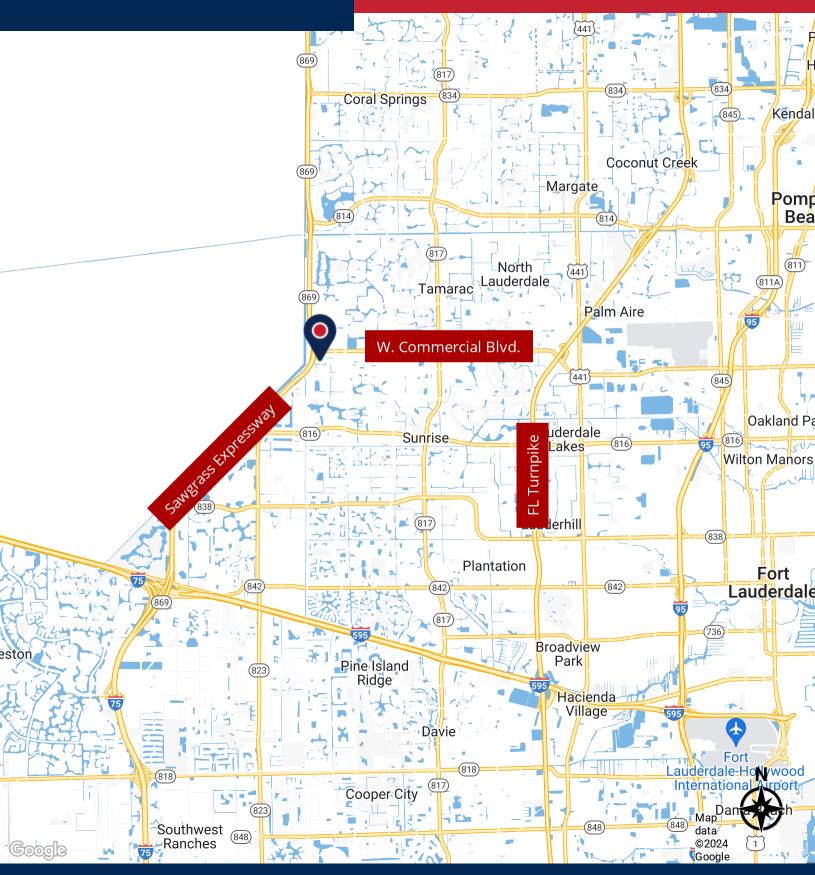
954.652.2031 | Kgraves@Bergercommercial.Com bergercommercial.com Lawrence Oxenberg 954.652.2017 | Loxenberg@Bergercommercial.Com



Information furnished regarding this property is from sources deemed reliable, but no warranty or representation as to the accuracy thereof and it is submitted subject to errors, omissions, prior sale, lease or withdrawal without prior notice.

REGIONAL MAP

154



For more information:

Keith R. Graves, CCIM, SIOR

954.652.2031 | Kgraves@Bergercommercial.Com bergercommercial.com Lawrence Oxenberg 954.652.2017 | Loxenberg@Bergercommercial.Com



Information furnished regarding this property is from sources deemed reliable, but no warranty or representation as to the accuracy thereof and it is submitted subject to errors, omissions, prior sale, lease or withdrawal without prior notice.

ADDITIONAL PHOTOS





For more information: **Keith R. Graves, CCIM, SIOR** 954.652.2031 | Kgraves@Bergercommercial.Com bergercommercial.com

Lawrence Oxenberg 954.652.2017 | Loxenberg@Bergercommercial.Com



Information furnished regarding this property is from sources deemed reliable, but no warranty or representation as to the accuracy thereof and it is submitted subject to errors, omissions, prior sale, lease or withdrawal without prior notice.