

2859-2921 SW 23rd Ter

2859-2921 SW 23rd Ter, Fort Lauderdale, FL 33312



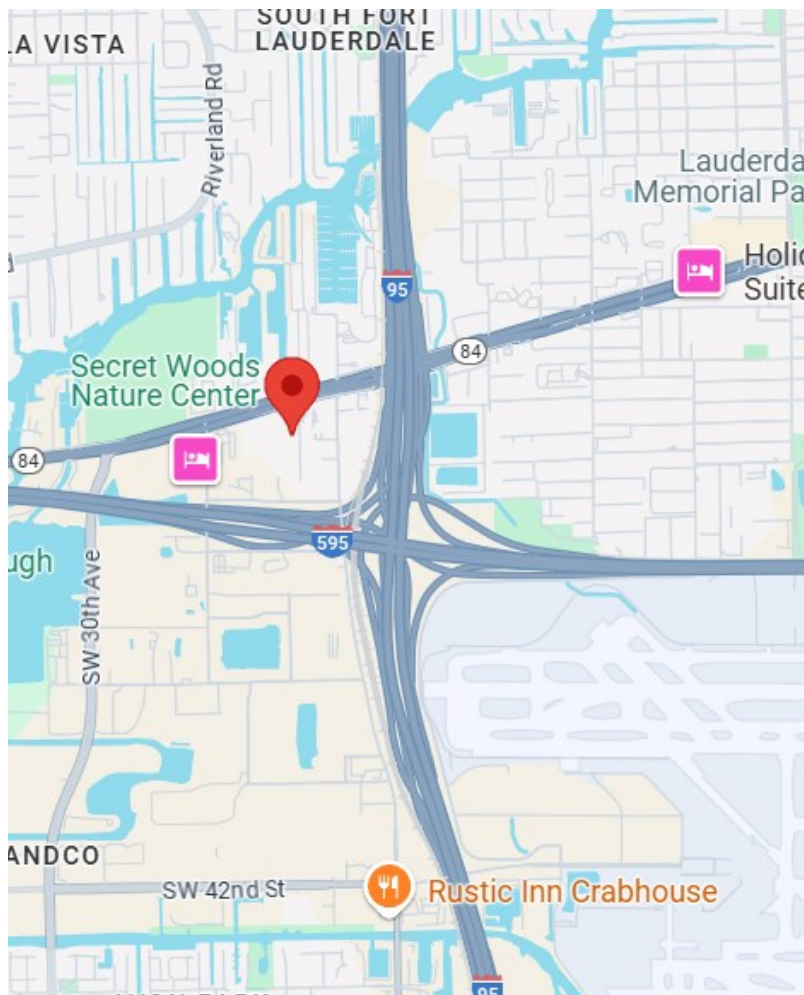
John McDonald

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2859-2921 SW 23rd Ter

\$3,400,000

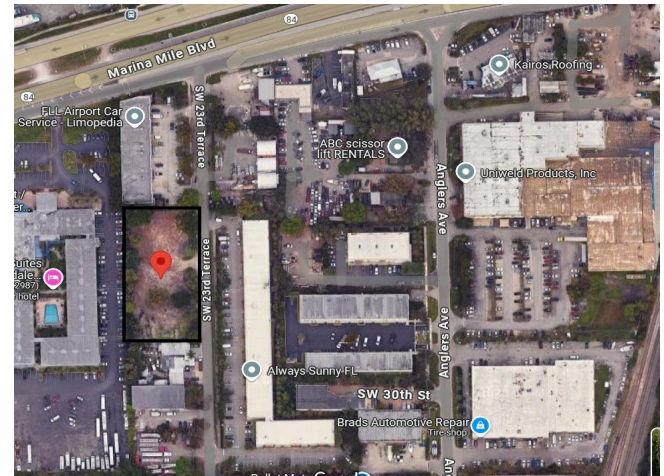
Hard to find, +/- 1.03 Acres available For Sale located at the crossroads of I-95 & I-595 with easy access to the Florida Turnpike and I-75. The IROM-AA Zoning allows for numerous uses including Small Bay FLEX, Transportation Terminal (Easy Access to Tri-County Airports and Seaports), Fleet Parking associated with a Contractors Office, Professional or Medical Office, Gym or Athletic Training Facility and many more. For a complete list of Permitted and Acceptable Uses see Code Section 115-40....

RARE DEVELOPMENT OPPORTUNITY: 1+ Acre at the Crossroads of South Florida's Major Highways!

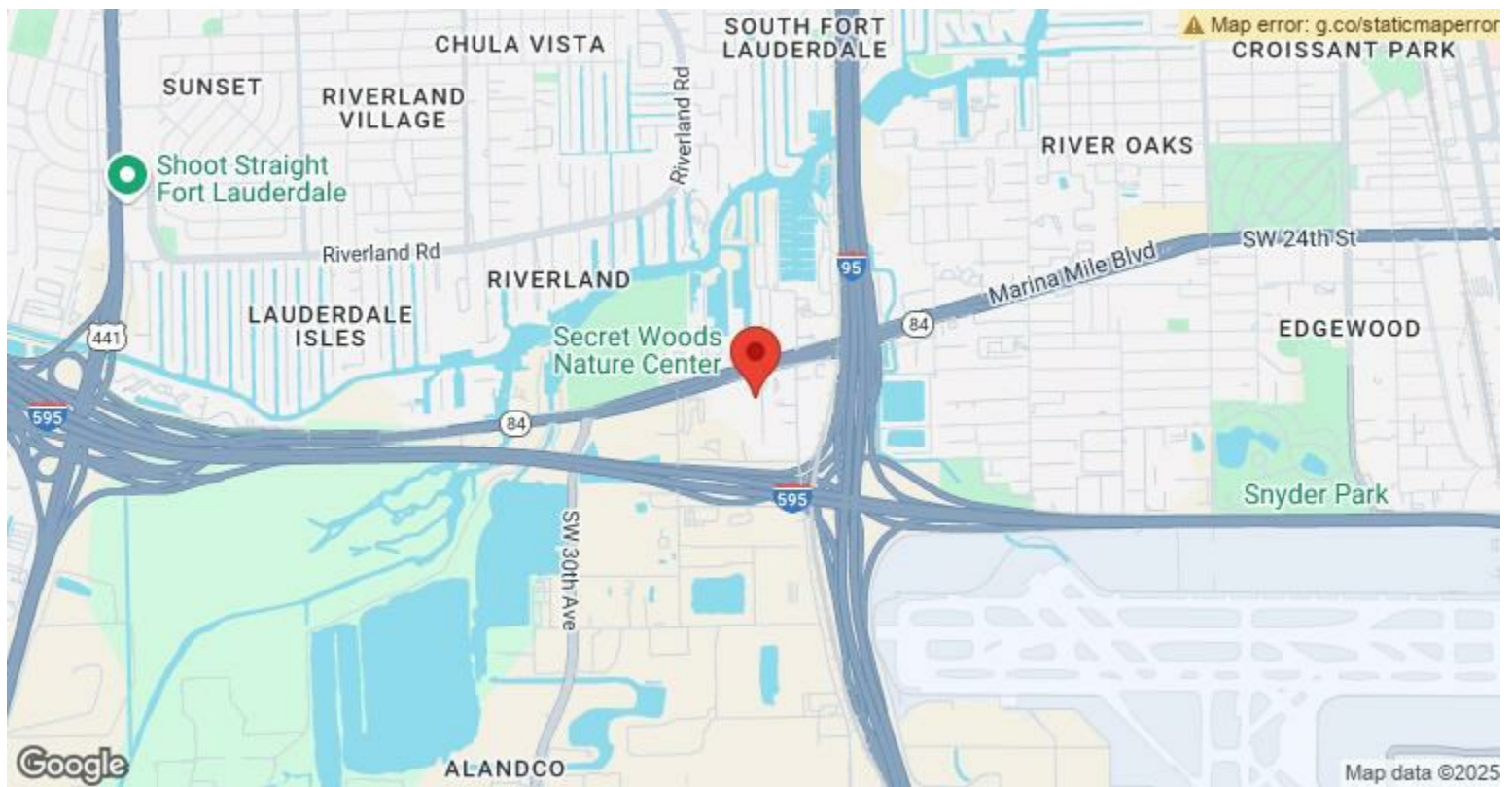
Stop searching! This is the one. A hard-to-find +/- 1.03-acre parcel is now available at the highly coveted intersection of I-95 and I-595. Imagine the possibilities with unparalleled access to not only these two major arteries, but also the Florida Turnpike and I-75. Your business will thrive with seamless connectivity to the entire region.

Zoned IROM-AA, this property offers incredible flexibility. Think outside the box! Small bay flex space? A transportation terminal with easy access to Tri-County airports and seaports? Fleet parking combined with a contractor's office? Professional or medical offices? A state-of-the-art gym or athletic training...

- Flexible Zoning - Multiple Uses
- Proximity to Major Highways, Airports & Seaports



Price:	\$3,400,000
Property Type:	Land
Property Subtype:	Industrial
Proposed Use:	Industrial
Sale Type:	Investment or Owner User
Total Lot Size:	1.03 AC
No. Lots:	1
Zoning Description:	IROM-AA
APN / Parcel ID:	50-42-20-03-0040



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