



ESTIMATED DELIVERY | Q3-2026

SEAGIS @ PORT 95

3410 SW 26th Ter. Dania Beach, FL 33312

Southeast Broward County's Newest Warehouse for Lease



**For More Information
Please Contact:**

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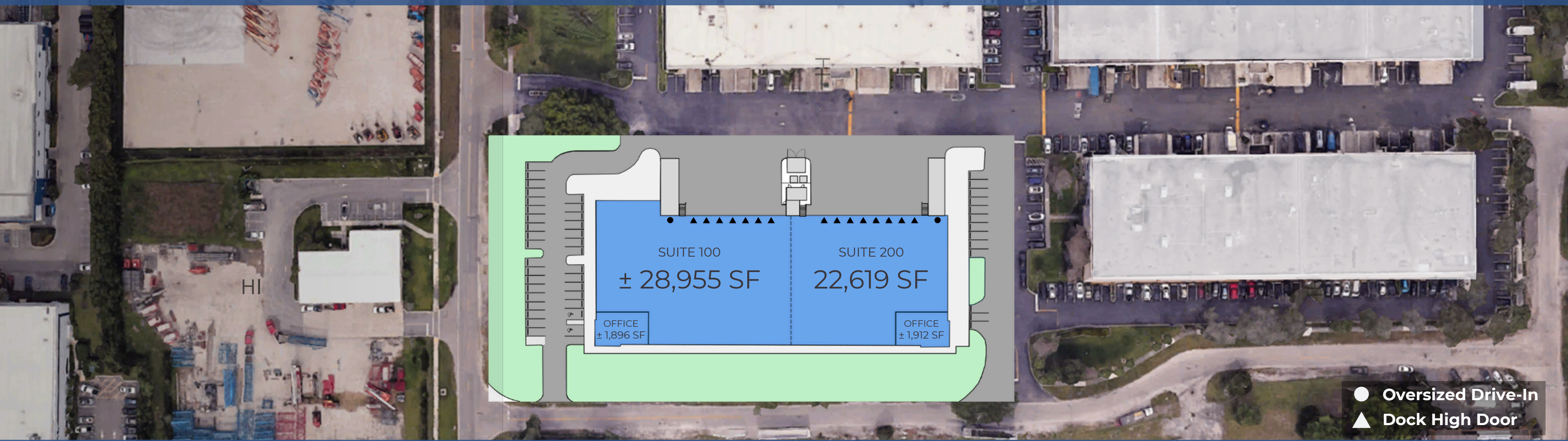
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UNITS STARTING AT ± 22,619 SF UP TO ± 51,574 SF





BUILDING SPECIFICATIONS

Total Square Footage	± 51,574 SF	Clear Height	32'	Loading Type	Rear-Load
Office Square Footage	± 1,896 SF - ± 3,808 SF	Dock Doors	15	Truck Court (Shared)	120'
Building Dimensions	136' X 365'	Oversized Drive-Ins	2	Parking	1.86/1,000 SF
Speed Bay	60'	Column Spacing	54'	Power Specs	3-phase, 480V, 2,000 Amps

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ACCESSIBILITY

-  Direct access to Interstate 95
-  Direct access to Interstate 595 & the Florida Turnpike

5.5 Miles from Port Everglades

13 Mins. from Port Everglades

2.8 Miles from FLL International Airport

8 Mins. from FLL International Airport

 **PORT EVERGLADES**
BROWARD COUNTY • FLORIDA

 **FORT LAUDERDALE-HOLLYWOOD INTERNATIONAL AIRPORT**
BROWARD COUNTY, FLORIDA

State Road 84

SW 26TH TER

SEAGIS @ PORT 95

SW 36TH ST

SW 42ND ST

SW 30TH AVE

RAVENSWOOD RD



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Seagis Property Group



Company Overview



Owns & Operates
12 Million SF



Over 20 years
of Operating



Over 200 Buildings
Owned/Managed



Over 600 Tenants



Over 60 Person Team

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