



**1864 NW 22 ST**  
**MIAMI, FL 33142**  
**ALLAPATTAH URBAN CORE 4,200SF**  
**HIGH CEILING 20 FT WAREHOUSE**

Allapattah Urban Core 4,200sf high ceiling 20 ft Warehouse. 4,200sf warehouse on 7,095sf lot, setback to accommodate easy loading/unloading and parking in front of building. Single overhead door, very high 20ft ceilings for amazing storage volume, and twin tee construction for solid build and easier insuring. The site's best feature is location. Allapattah is an urban core neighborhood, with quick access to major population centers like downtown, Brickell, coral gables, Wynwood and more. It also features great access to major logistical focal points such as the airport riverport and seaport, and all the areas major highways such as I95 and SR836 which can get you anywhere north/south/or west in the county. Its location adjacent-West of Wynwood and adjacent-North of the Civic Center also means its in the immediate path of development, and thus also a great investment. Site will be delivered vacant.



**PRICE: \$1,350,000**

**Building Size: 4,200 Sq.Ft**

**Land Size: 7,095 Sq.Ft**



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