

# FOR LEASE

## 21,000± SQ. FT. Plus 4,000+ Mezzanine Fully Air Conditioned Warehouse



### PALMETTO EXPRESSWAY FRONTAGE

**ADDRESS:** 8075 W. 20th Avenue, Hialeah, Florida 33144  
**ZONING:** (M-1) (IU-1)  
**CEILING:** ±16' - 20'  
**FEATURES:** Alarm System, Dock Level and Street Level, 3-Phase 1500(+) amps Electric, Ample Parking

**LOCATION IS EVERYTHING IN REAL ESTATE. PUT YOUR COMPANY IN A BUILDING THAT WILL GROW AND PROFIT. THE PERFECT REASON IS LOCATION IN NORTH DADE. FOR RETAIL, DISTRIBUTION, WHOLESALE, AND MANUFACTURING. ALL UNDER ONE AIR CONDITIONED ROOF, NEAR DADE AND BROWARD LINE. MINUTES TO MIAMI AIRPORT, CONVENIENT TO ALL MAJOR HIGHWAYS.**



**COMMERCIAL**

**For additional Information**

**GEORGE ATRIO**

**Realtor-Associate**

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Note: This offering subject to errors, omissions, prior sale, lease or withdrawal without notice.