

FOR LEASE

INDUSTRIAL BUILDING / LOT

7525 NE
3RD PLACE

■ MIAMI, FL 33138

GRIDLINE
PROPERTIES



EXECUTIVE SUMMARY

Positioned in the heart of Miami's rapidly evolving Little River neighborhood, 7525 NE 3rd Place offers a rare opportunity to occupy a private, gated industrial / flex warehouse.

The property features a fully built-out office environment complete with a kitchenette, making it an ideal fit for e-commerce, distribution, logistics, or service-oriented businesses requiring an administrative team alongside warehouse capabilities. With 3-4 dedicated parking spaces directly in front of the property and the gated courtyard, accessibility is in place.

Combined with its secure frontage, practical layout, and strategic location within one of Miami's fastest-growing commercial districts, the property presents a highly functional solution for businesses seeking both utility and positioning.



PROPERTY
HIGHLIGHTS



FOR LEASE

TYPE	Industrial Building / Lot
BUILDING SIZE	3,275 SF
TOTAL LOT SIZE	6,986 SF
ZONING	D2
RATE	\$28 PSF



INTERIOR IMAGES











EXTERIOR IMAGES





NE 3RD PLACE

COURTYARD

OFFICE + WAREHOUSE 1

WAREHOUSE 2

LOCATION OVERVIEW

MIAMI BEACH

EDGEWATER
DOWNTOWN

WYNWOOD

UPPER EAST
SIDE
MORNINGSIDE

MIAMI DESIGN DISTRICT

LITTLE HAITI

MIMO

LITTLE RIVER

MIAMI IRONSIDE





7525 NE 3RD PLACE

READY TO SCHEDULE A TOUR?
CONTACT US

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