

112,000 SF AVAILABLE

19400

W DIXIE HWY

Miami, FL 33180

modani
FURNITURE

INDUSTRIAL | FOR LEASE
RECREATIONAL / SHOWROOM / DEALERSHIP



AVAILABLE FOR LEASE

Rare opportunity to lease a ±112,000 SF freestanding industrial asset in a highly infill, supply-constrained North Miami submarket.

Exceptional versatility for a wide range of uses including last-mile distribution, manufacturing, showroom/retail hybrid, automotive dealership, among other industrial/flex uses.

Strategic location within a dense, high-income population base, providing immediate proximity to customers, labor, and major demand drivers.

Excellent access to I-95, US-1, and Florida's Turnpike, enabling efficient regional and last-mile logistics connectivity

Functional layout with multiple loading positions (dock-high and drive-in) supporting a variety of operational needs

28' clear height and expansive footprint ideal for distribution, storage, or adaptive reuse to high-end showroom or retail applications

Scarce scale and configuration for the area — few comparable buildings exist, making this a unique opportunity for users seeking presence in this corridor



PROPERTY FEATURES

19400 W Dixie Hwy

±112,000 SF on 3.29 acres

BTS Office Space

28' Clear Height

25' x 30' column spacing

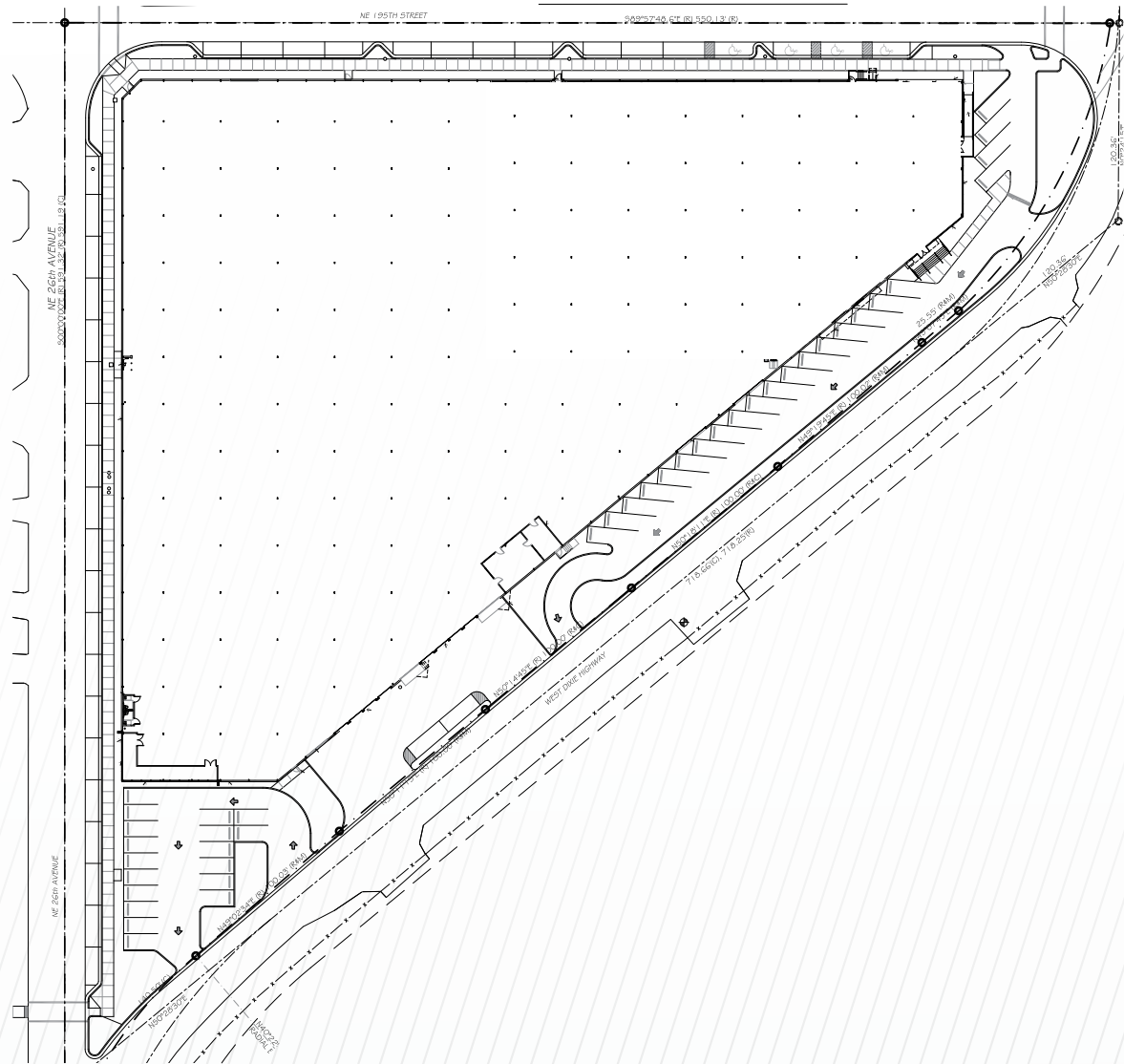
10 Dock-high doors, 2 Drive-ins

Fully sprinkled

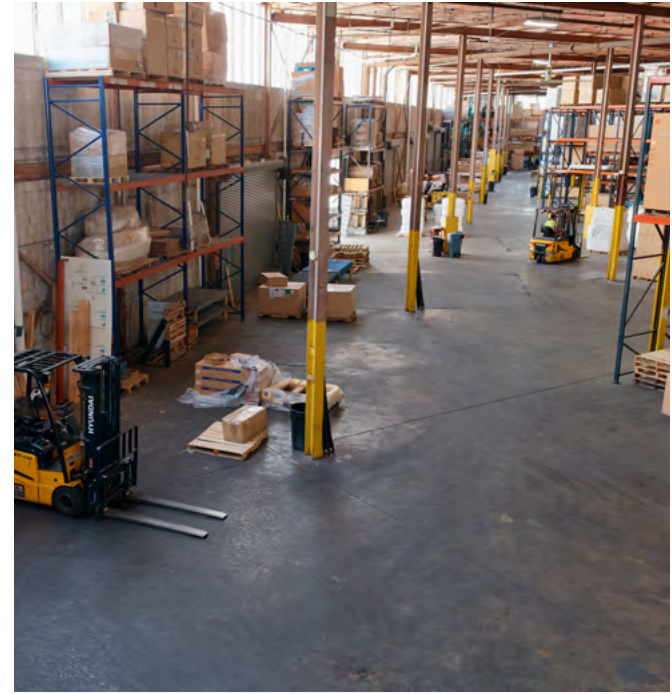
New roof: 20-year warranty

Flexible Layout

Strong frontage on W Dixie Hwy



PROPERTY PHOTOS



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