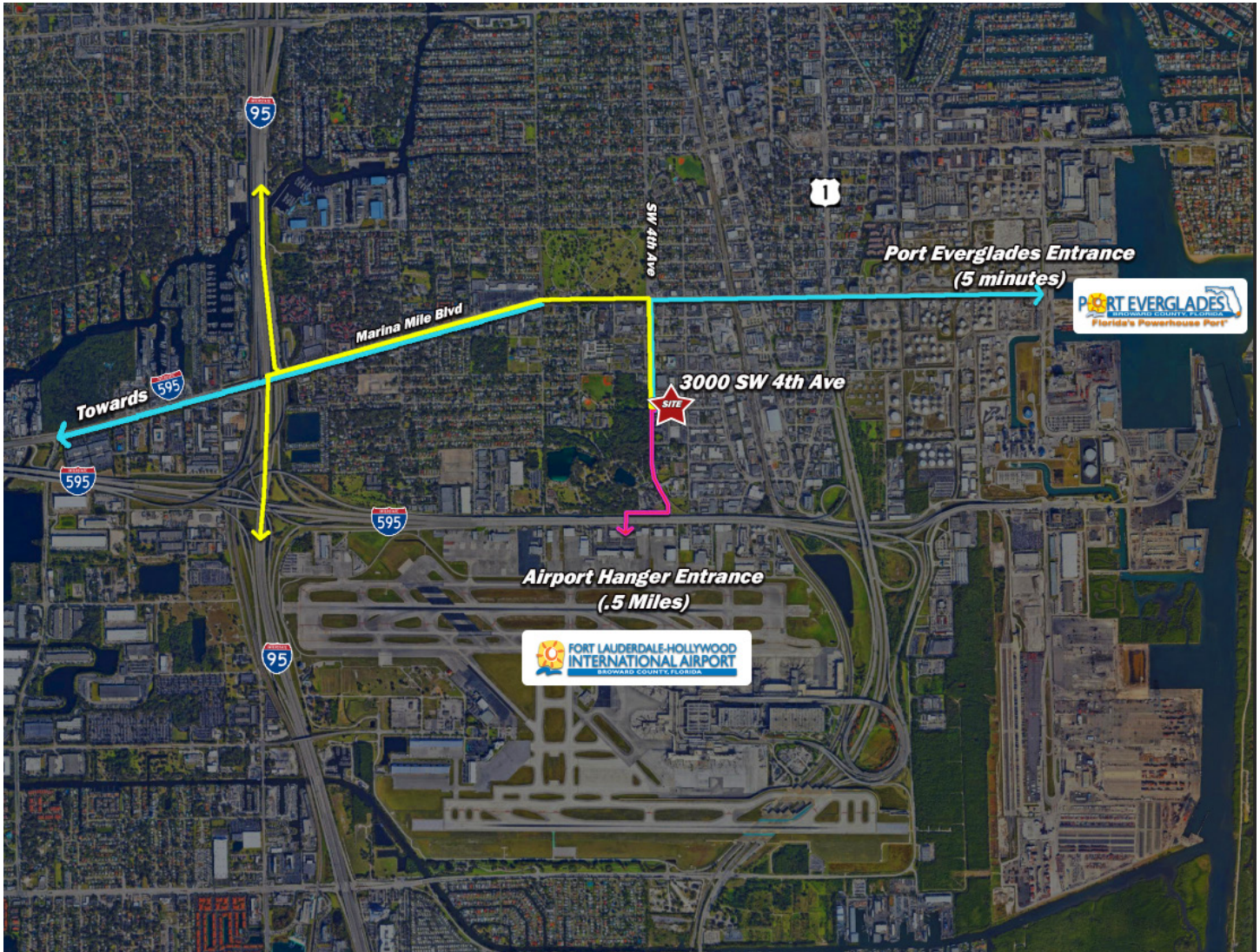


# 3000 SW 4<sup>TH</sup> AVENUE

Fort Lauderdale, FL 33315

Latitude: 26.08691 Longitude: -80.14605

**FOR LEASE**



## FOR MORE INFORMATION

**Laura Briggie**  
Partner  
561.212.1232  
lbriggie@forefrontcre.com

**Michael Mogerman**  
Partner  
561.866.1824  
mmogerman@forefrontcre.com

## PROPERTY FEATURES

AVAILABLE  
750 - 20,000 sf

OFFICE / RETAIL / WAREHOUSE  
on 1.36 AC

Located immediately north of Fort Lauderdale/Hollywood International Airport and within minutes of Port Everglades, I-95 and 595, this property offers convenient and strategic access to South Florida's major travel hubs and highways. The building offers excellent visibility to SW 4th Ave., and is directly across from 90-acre Snyder Park, the soon-to-be home to a brand new state-of-the-art 43-court pickleball stadium. With space for lease from 750 SF to 20,000 SF, this is a unique opportunity for both small and large businesses. Up to 3,000 SF of warehouse space is also available.

# 3000 SW 4<sup>TH</sup> AVENUE

Fort Lauderdale, FL 33315

Latitude: 26.08691 Longitude: -80.14605

**FOR LEASE**



# 3000 SW 4<sup>TH</sup> AVENUE

Fort Lauderdale, FL 33315

Latitude: 26.08691 Longitude: -80.14605

**FOR LEASE**



Snyder Park Pickle Ball Complex  
8 Acres with 43 Courts

