

AVAILABLE FOR LEASE or FOR SALE

7350 NW 30 Avenue, Miami, FL 33147



±64,575 SF AVAILABLE

Special Features:

- Entire Lot: ±5.8 Acres
- Total Building: ±64,575 SF
- Office Second Floor: ±5,157 SF
- Warehouse Office First Floor: ±1,100 SF
- Refrigerated Warehouse: ± 47,300 SF (±35 Degrees)
- Staging Area: ±45 Degrees
- Dry Warehouse: ±11,000 SF
- 17 Docks
- 2 Ramps
- Rail Served with 2 Dock High Doors
- 53 Car Parking Area on the East of the Property
- Truck Parking Area
- 145 Foot Truck Court

• Available Immediately

Unique opportunity to Lease a freestanding ±64,575 SF refrigerated warehouse facility situated on 5.8 acres of land. The property offers a 6,300 SF office and the entire lot is fully gated lot with 17 docks and 145' truck court. Additionally, the property offers active rail service with 2 doors and over 300 feet of rail spur. The property also offers an additional acre of land that can be suitable for trailer spotting or outside storage.

LEASE RATE: \$12.00 PSF NNN
PURCHASE PRICE: \$15,500,000



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PROPERTY DETAILS

7350 NW 30 Avenue
Miami, FL 33147

Lease Rate: \$12.00 PSF NNN
Purchase Price: \$15,500,000

Type: Industrial

Status: Available Immediately

Property Size: ±64,575 SF

Lot Size: ±5.8 SF Acres

Loading: •17 Dock High Doors
•2 Ramps
•Rail Served with 2 Docks

Office Size: ±1,100 SF (1st FL)
±5,157 SF (2nd FL)



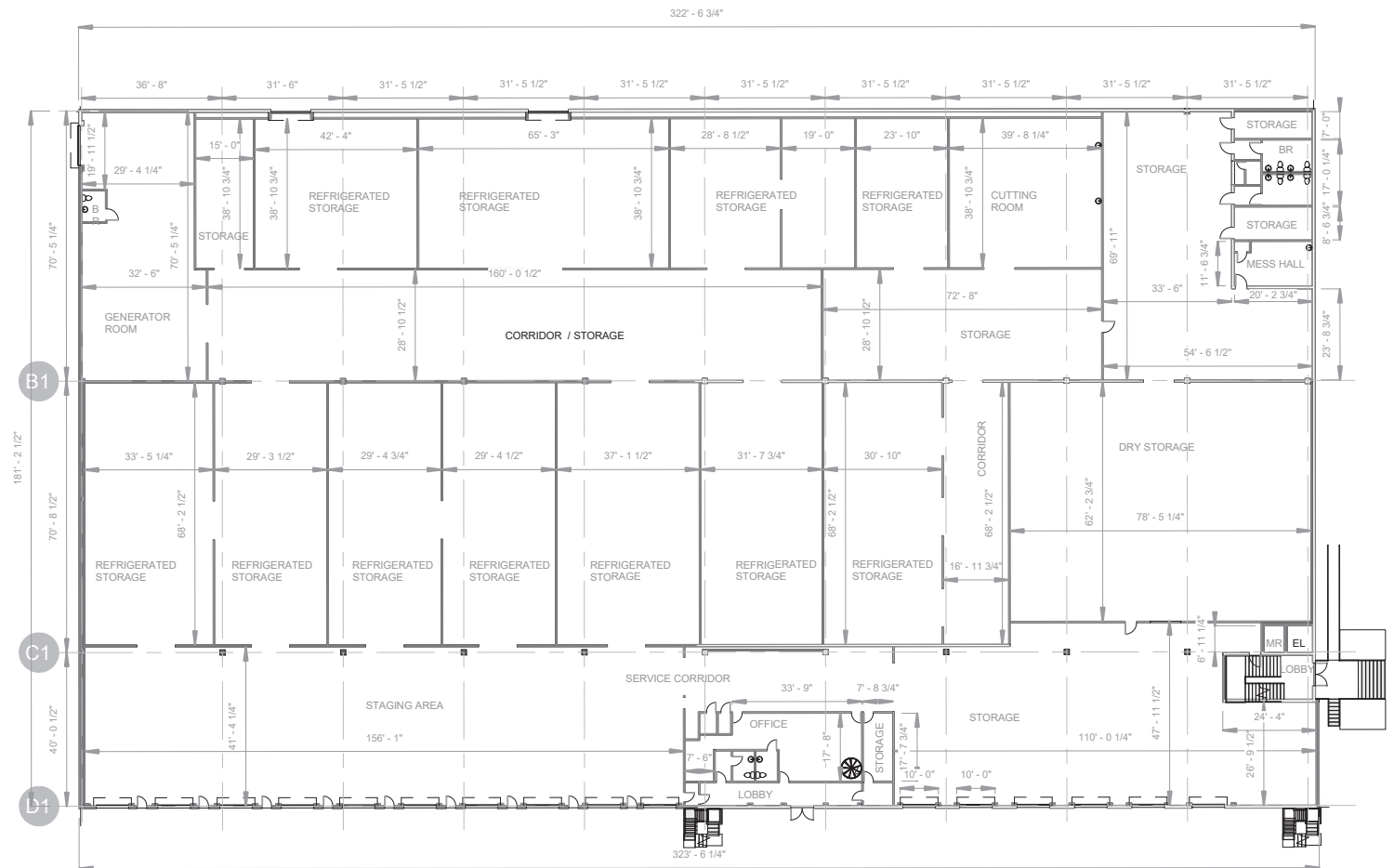
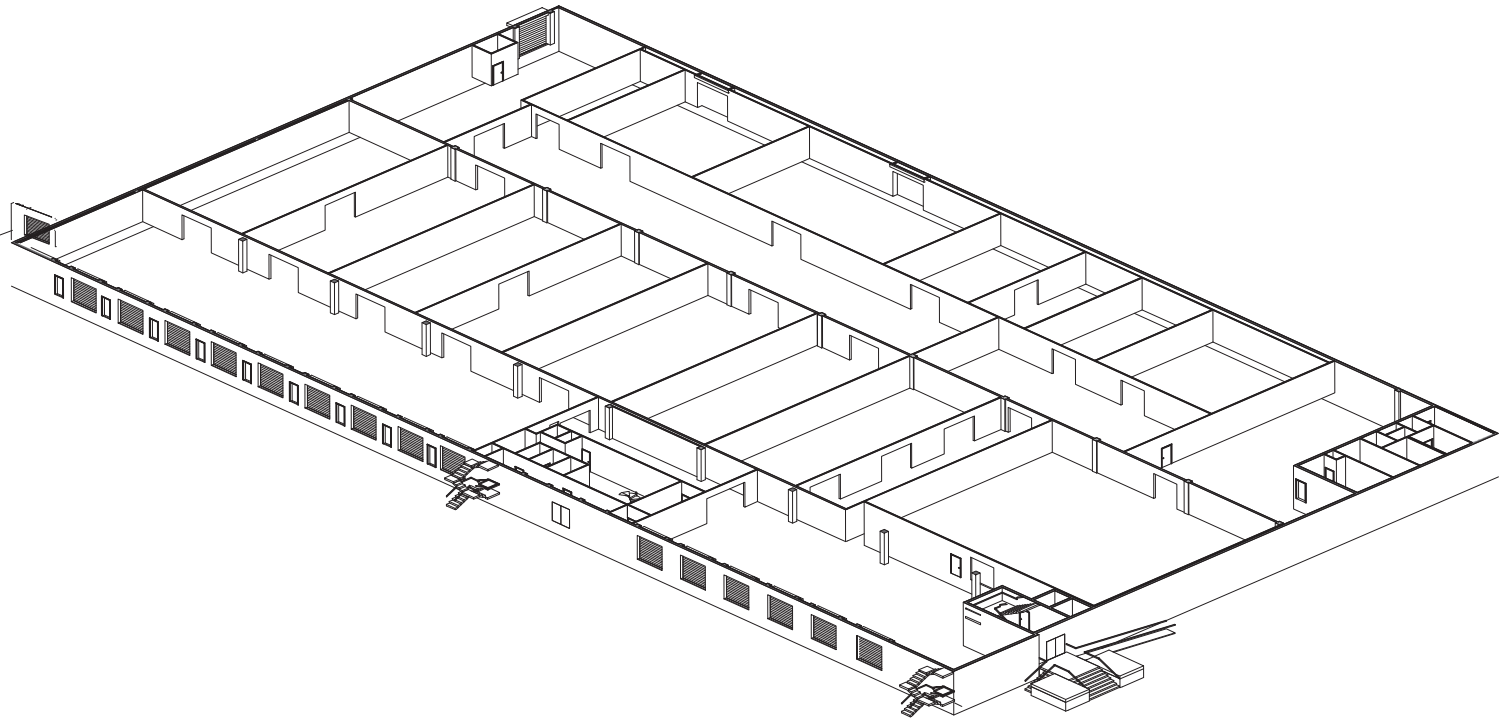
HIGHLIGHTS

- ✓ Refrigerated Warehouse: ±47,300 SF
- ✓ Refrigerated Warehouse: ±35 Degrees
- ✓ Staging Area: ±45 Degrees
- ✓ Office on 2 Floors
- ✓ Rail Served
- ✓ 145' Truck Court
- ✓ Truck Parking Area
- ✓ Rail Served with 2 Dock High Doors
- ✓ Available Immediately



GROUND FLOOR

322' - 6 3/4"



1 01 - GROUND FLOOR
1" = 30'-0"