

FOR LEASE

# SMALL BAY WAREHOUSE COMPLEX LAUDERHILL INDUSTRIAL PARK

## Very Secure Property Across from UPS Terminal

3700 – 3798 NW 16TH STREET • LAUDERHILL, FL 33311



### BUILDING & LOCATION

Bay Sizes 1,500 Sq. Ft. - 3,000 Sq. Ft.  
Zoned I-1 (*Light/Medium Industrial Warehouse uses*)  
12' wide x 14' high Overhead Doors,  
18 Ft. Ceiling Heights  
Great for Manufacturing or Distribution  
3 Phase Electric  
Street Level Loading

### Excellent Parking & Truck Access

**Location:** 1/2 Mile North of Sunrise Blvd.  
just East of 441 (S.R. 7)  
1.5 miles to Turnpike Entrance/Exit

### RENTAL RATE

Starting at \$7.50 PSF, Modified Gross



### LEASING INFO:

**Jan Stolor** Broker Associate  
off: 954-491-5505  
cell: 954-658-4479  
email: jstolor@levyrai.com

**Alan Levy** Broker/President  
off: 954-491-5505  
cell: 954-658-4477  
email: alevy@levyrai.com

[www.industrialparklaudhill.com](http://www.industrialparklaudhill.com)

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Information deemed reliable but not guaranteed, and subject to change without notice.



tel: 954.491.5505 • fax: 954.491.5404 • 4901 NW 17<sup>th</sup> Way, Suite 103 • Ft. Lauderdale, FL 33309

[WWW.LEVYREALTYADVISORS.COM](http://WWW.LEVYREALTYADVISORS.COM)