

Located Across from Miami International Airport

At The Center Of It All

5575 - 5595 NW 36th St, Miami Springs, FL



Property Overview

Building:	5575-5595 36th St, Miami Springs, FL, 33166
Premises:	Up to ±10,000 SF
Stories:	2
Availability:	Immediately
Parking:	1 space per 1,000 square feet
Furniture:	Included
Rental Rate	\$27.00 NNN Per SF/Year



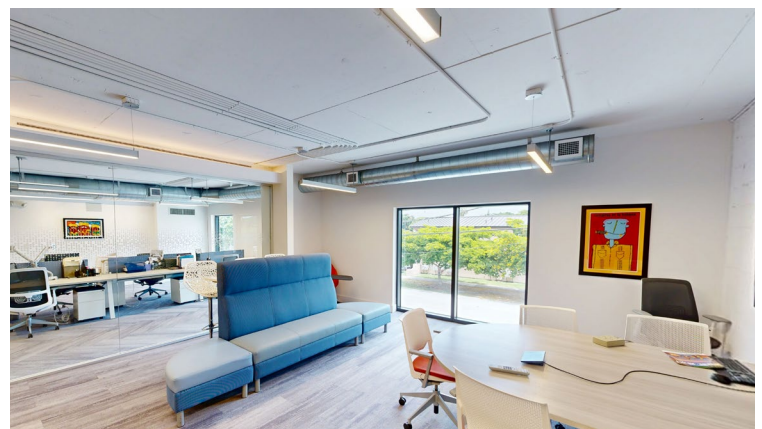
Ample Natural Light



Move-In Ready

Building Features

- Direct frontage and building signage on 36th Corridor
- Under one mile to Miami International Airport terminals and cargo areas
- Immediate access to the Palmetto (SR 826) and Dolphin (SR 836), with I-95 about ten minutes east
- 24-hour access with on-site property management
- Secured lower-level covered parking
- Fully renovated in 2020 with updated mechanical, plumbing and electric



An Office Space You Can Show Off

2 Full floors to choose from

5575 - 5595 NW 36th St, Miami Springs, FL, 33166, A two-story, 19,279 SF office building on NW 36th Street, directly across from Miami International Airport. You get to choose the floor that best suites your needs up to $\pm 10,000$ SF.

The property went through a full 2020 renovation including new mechanical, plumbing and electrical infrastructure, delivering the efficiency of newer product at Miami Springs pricing.

Tenants get secured covered parking on the lower level, prominent street signage, 24-hour access and property management on site.

The 36th Street corridor is the primary artery between MIA and the Palmetto, which makes this one of the few submarkets in the county where airport, cargo, Hialeah, Medley and Doral are all inside a fifteen-minute drive.



Elegant & Refined Spaces



Hi-End Furnishings & Fixtures Included



Executive Offices

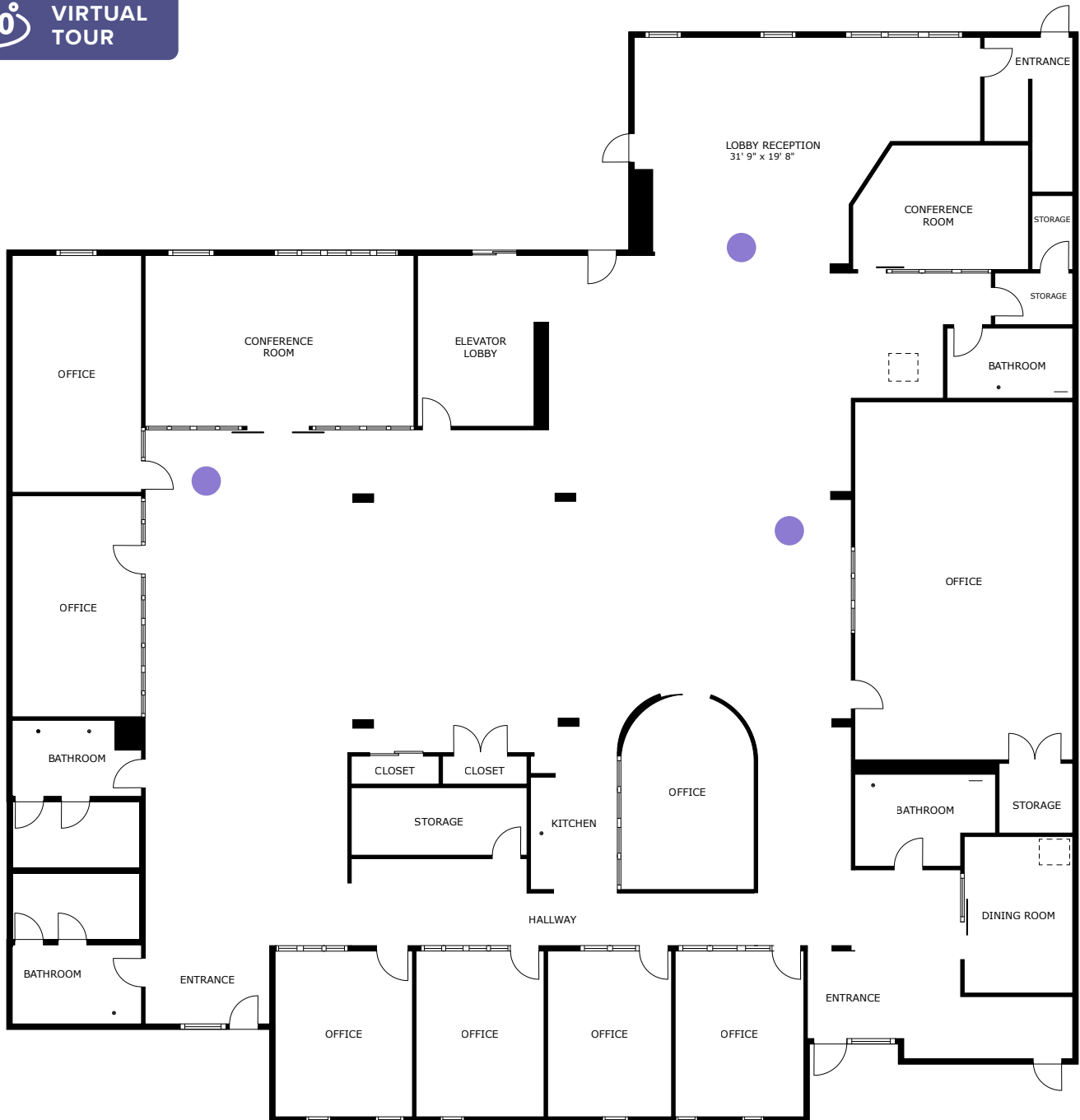


Covered Parking Garage

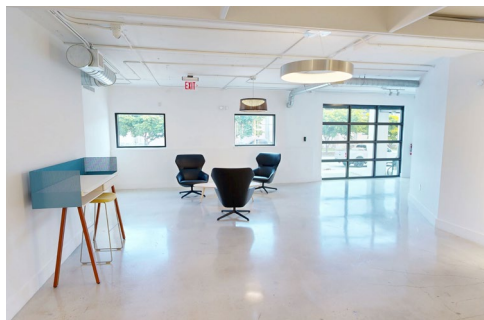


36th Street Frontage - 66,500 VPD

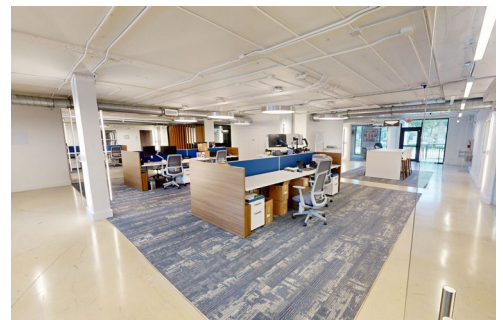
360° VIRTUAL
TOUR



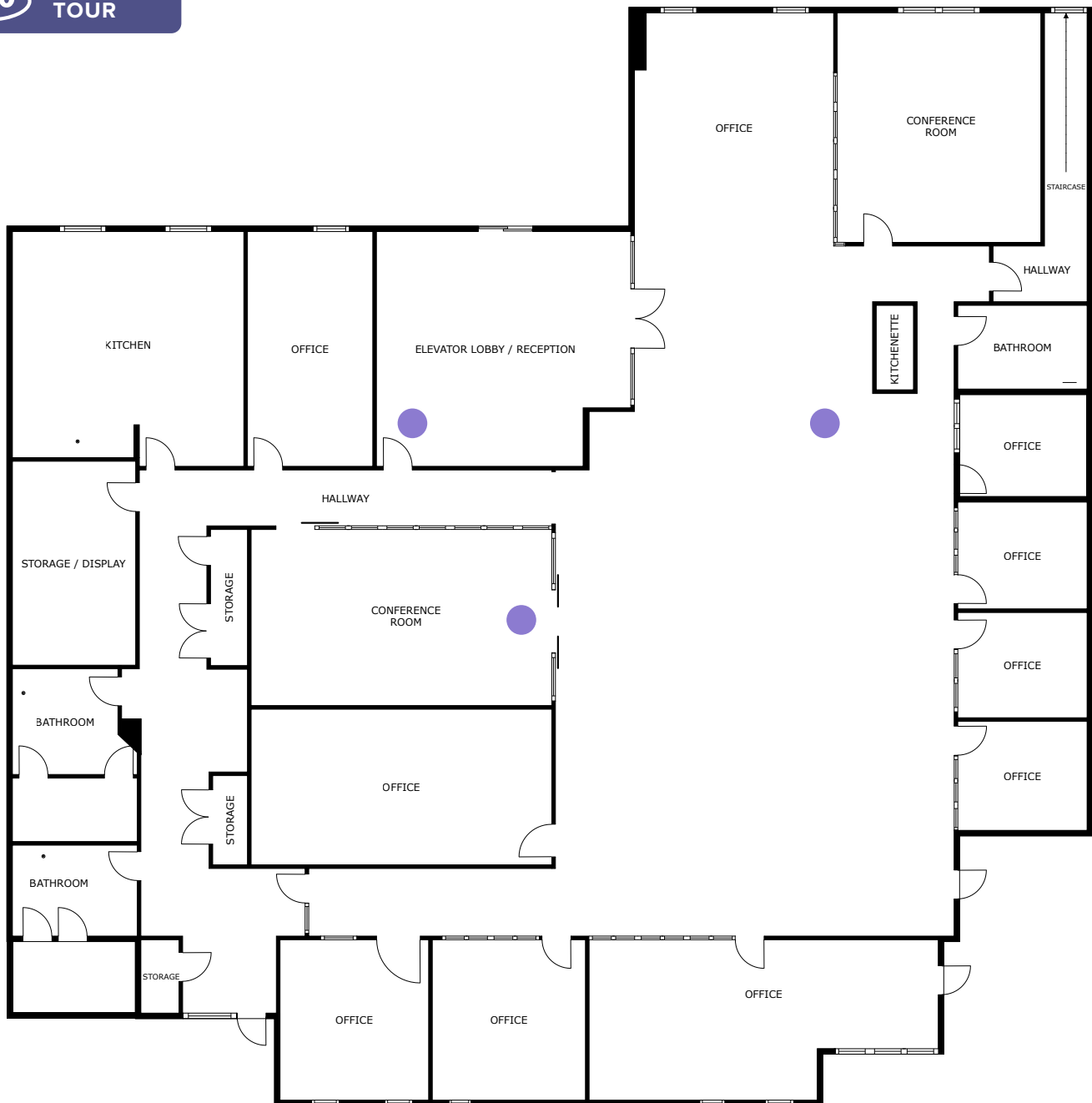
Conference Room



Lobby



Work Stations



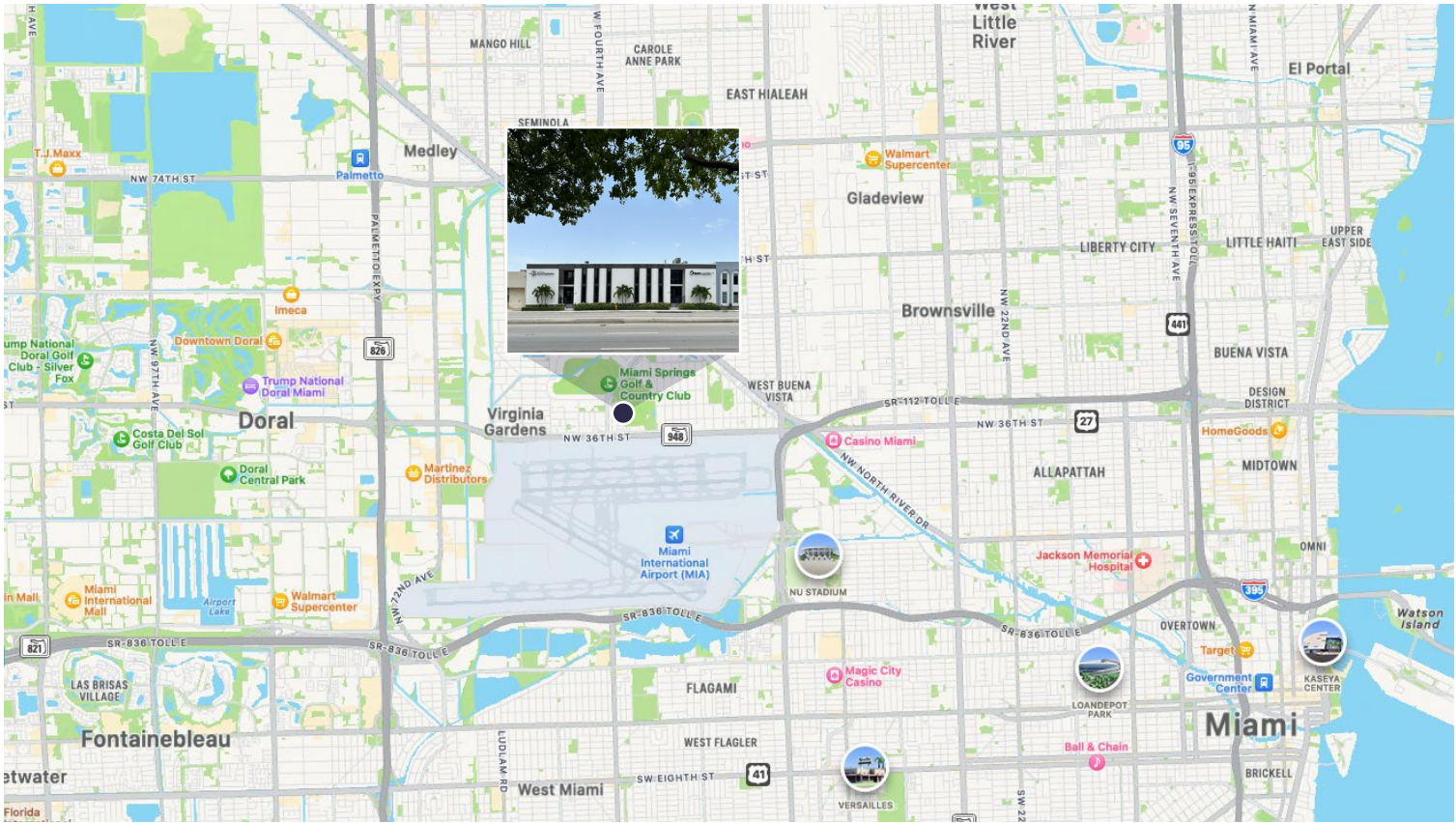
Kitchenette



Elevator Lobby / Reception



Conference Room



Prime Location Across from the Miami International Airport: With Access to Major Expressways

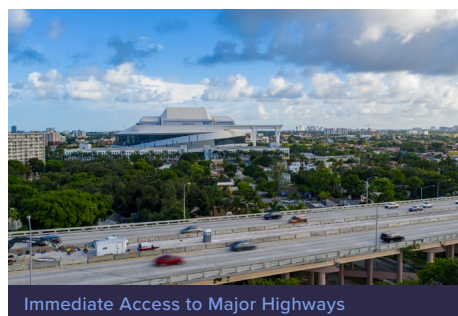
Located at 5575-5595 NW 36th St in Miami Springs, this property sits directly across from Miami International Airport, one of the busiest passenger and cargo hubs in the country. The site offers quick access to airport terminals, cargo facilities, and aviation services, making it ideal for businesses in air cargo, logistics, aviation, or corporate travel. Nearby connections to LeJeune Road and the Airport, Dolphin, and Palmetto Expressways keep the rest of Miami-Dade close at hand. The surrounding Miami Springs neighborhood adds a rare, established charm, with tree-lined streets, the historic Curtiss Mansion, and a nearby golf course, offering a more relaxed setting than typical airport-adjacent areas. For companies that value speed to the runway and easy regional access, this location delivers.



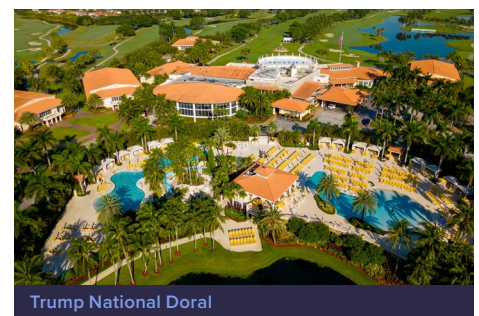
Miami International Airport



Port Miami



Immediate Access to Major Highways



Trump National Doral

Drive Times **MIA Airport** 1 min. **Airport Expy** 1 min. **LeJeune Rd** 5 min. **Palmetto Expy** 6 min. **Port Miami** 18 min.

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