

FOR SUBLEASE

Freestanding Hialeah Warehouse

3585 East 10th Court , Hialeah, FL 33013



LEASE RATE

\$20 SF/YR GROSS

OFFERING SUMMARY

BUILDING SIZE:	5,000 SF
AVAILABLE SF:	5,000 SF
YEAR BUILT:	1961
RENOVATED:	2022
ZONING:	M-1
MARKET:	Miami Dade
SUBMARKET:	Hialeah

PROPERTY OVERVIEW

Freestanding Hialeah warehouse space of +/- 5,000 SF available for sublease. Property is located in Hialeah on East 10th Court and East 35th Street. Minutes to Miami International Airport and major thoroughfares such as I-95, Gratigny Expy, Palmetto Expy, and US 27 (Okeechobee Road).

PROPERTY HIGHLIGHTS

- +/- 5,000 Total SF Available
- Small Office Area
- Two (2) Restrooms (Office & Warehouse)
- One (1) Street Level Door in Front
- One (1) Street Level Door in Rear
- 3 Phase Heavy Power
- On Sewer | Out of Wellfield
- 16' Clear Ceiling Height
- Existing Lease Term Ends January 2028



Joel A. Kattan, SIOR
Senior Director
O: 954.448.8531
joel@svncr.com



Anthony Peragine
Senior Advisor
O: 786.643.0416
anthony@svncr.com



FOR SUBLEASE

Freestanding Hialeah Warehouse
3579-3585 East 10th Court , Hialeah, FL 33013



3585 E 10th CT



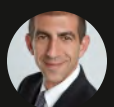
3585 E 10th CT



Aerial View



Rear of Property



Joel A. Kattan, SIOR
Senior Director
O: 954.448.8531
joel@svncr.com



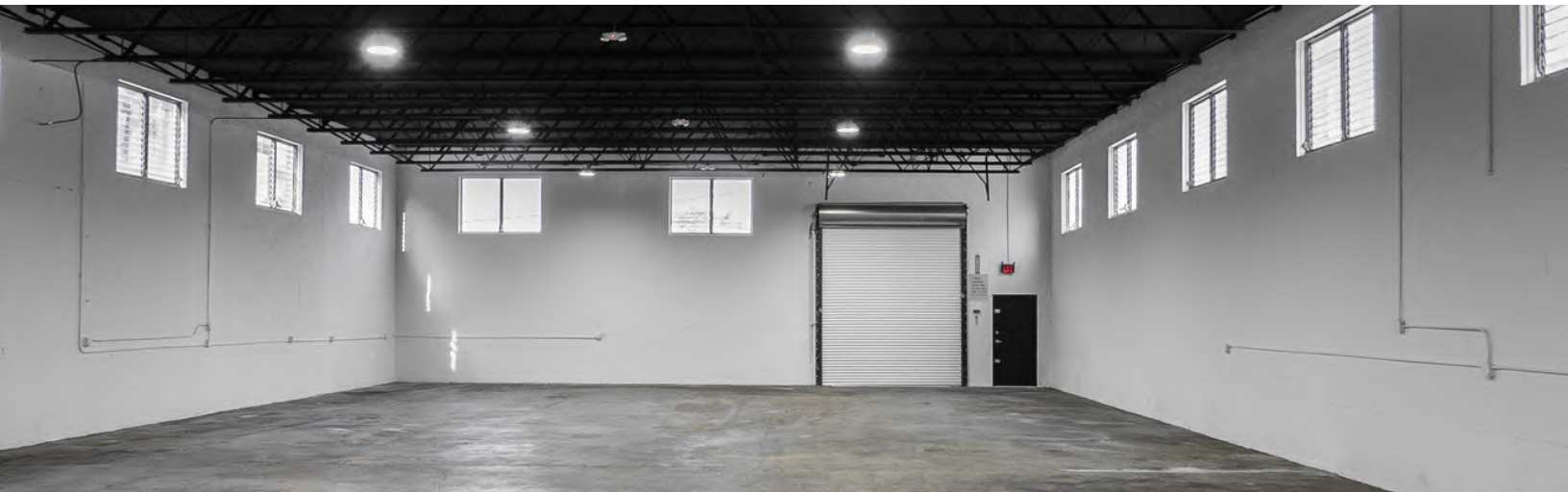
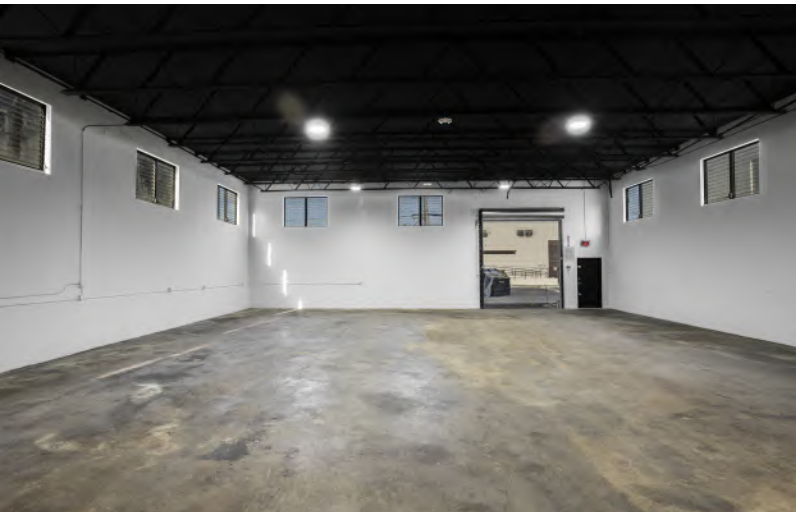
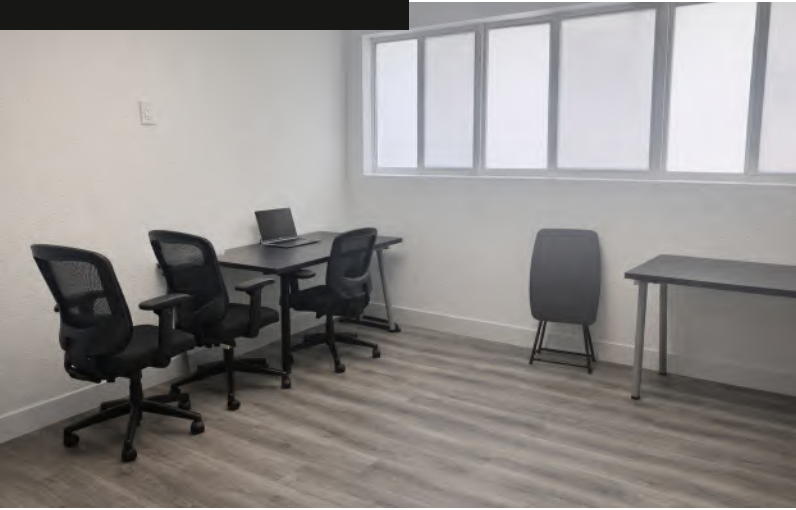
Anthony Peragine
Senior Advisor
O: 786.643.0416
anthony@svncr.com





FOR SUBLEASE

Freestanding Hialeah Warehouse
3579-3585 East 10th Court , Hialeah, FL 33013



Joel A. Kattan, SIOR
Senior Director
O: 954.448.8531
joel@svncr.com



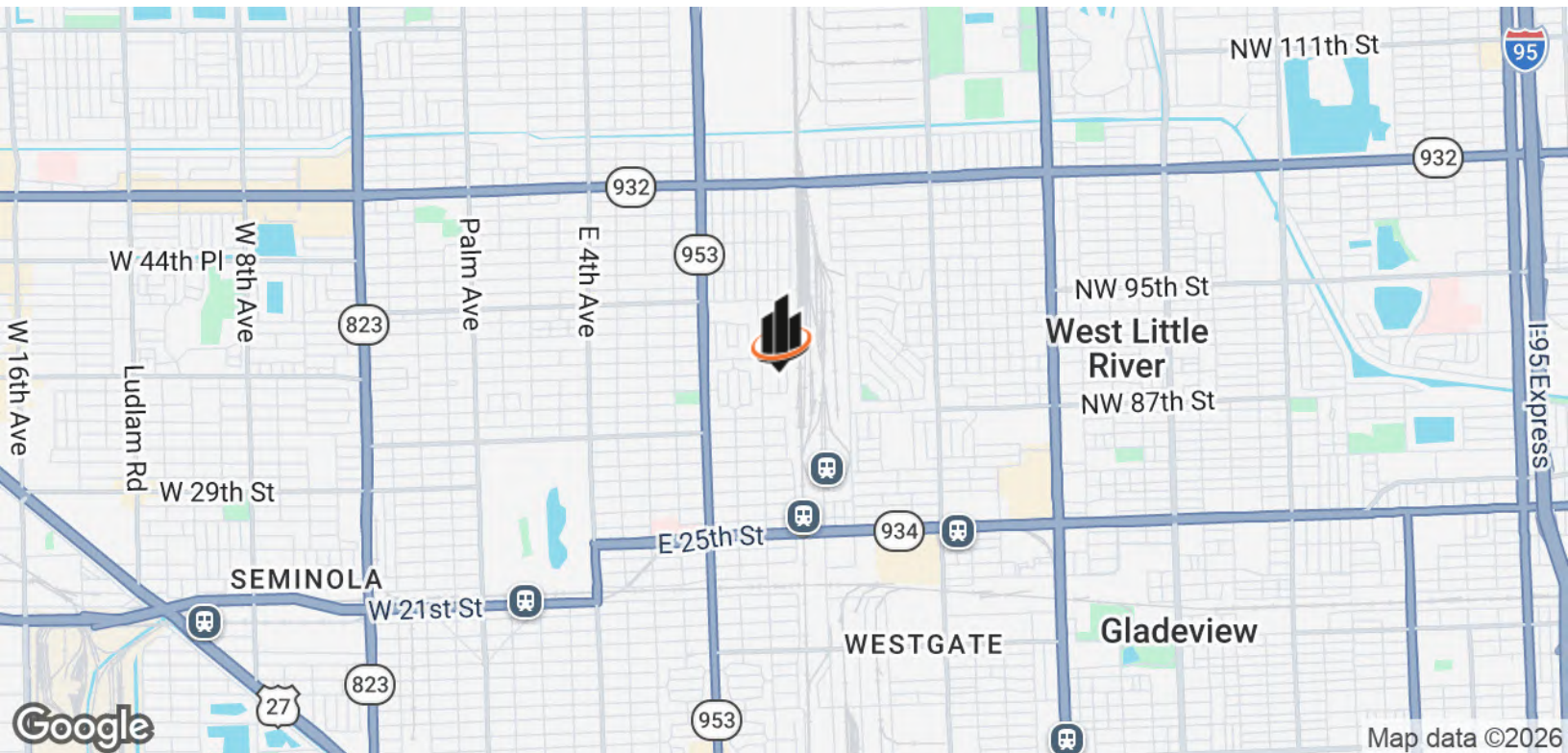
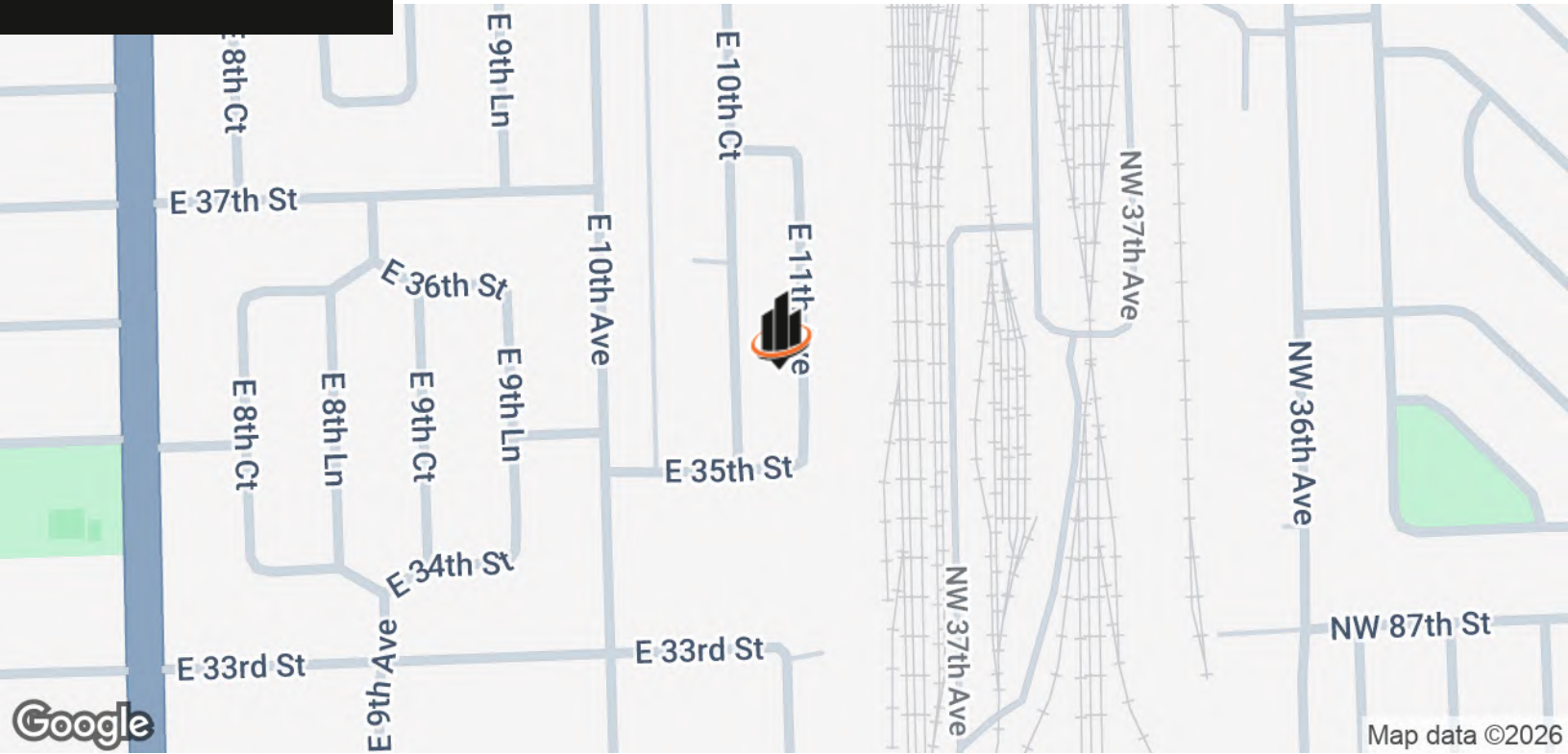
Anthony Peragine
Senior Advisor
O: 786.643.0416
anthony@svncr.com





FOR SUBLEASE

Freestanding Hialeah Warehouse
3579-3585 East 10th Court , Hialeah, FL 33013



Joel A. Kattan, SIOR
Senior Director
O: 954.448.8531
joel@svncr.com



Anthony Peragine
Senior Advisor
O: 786.643.0416
anthony@svncr.com

