

For Lease

Cypress Creek Industrial Park

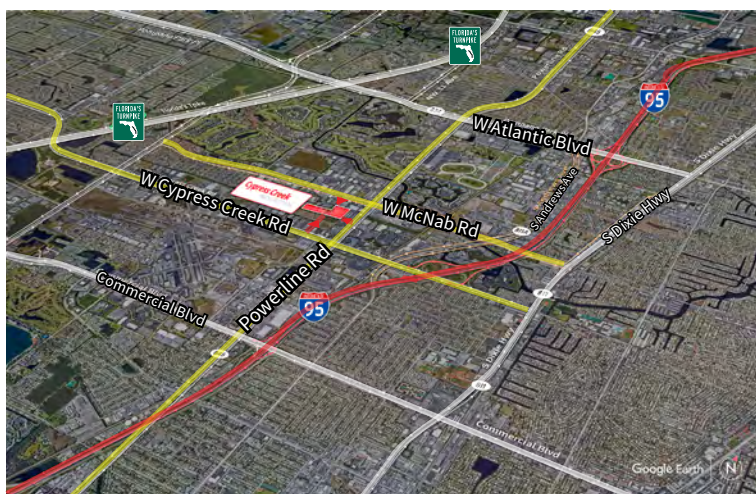
6500 NW 12th Avenue
Fort Lauderdale, Florida 33309



Industrial Space For Lease
10,165 SF

Cypress Creek Industrial Park

6500 NW 12th Avenue, Fort Lauderdale, Florida 33309



Location

- Easy access off McNab Rd and Cypress Creek Rd
- Excellent access to I-95 and the Florida Turnpike
- Equidistant to Fort Lauderdale/Hollywood International Airport and Palm Beach International Airport

Space Features

- Suite 114
- 10,165 SF total
- 2,098 SF of office
- 8,067 SF of warehouse
- Two (2) dock-high doors
- One (1) grade-level door
- 20' clear height
- 150' shared truck court
- Parking ratio: 2.0/1,000 sf



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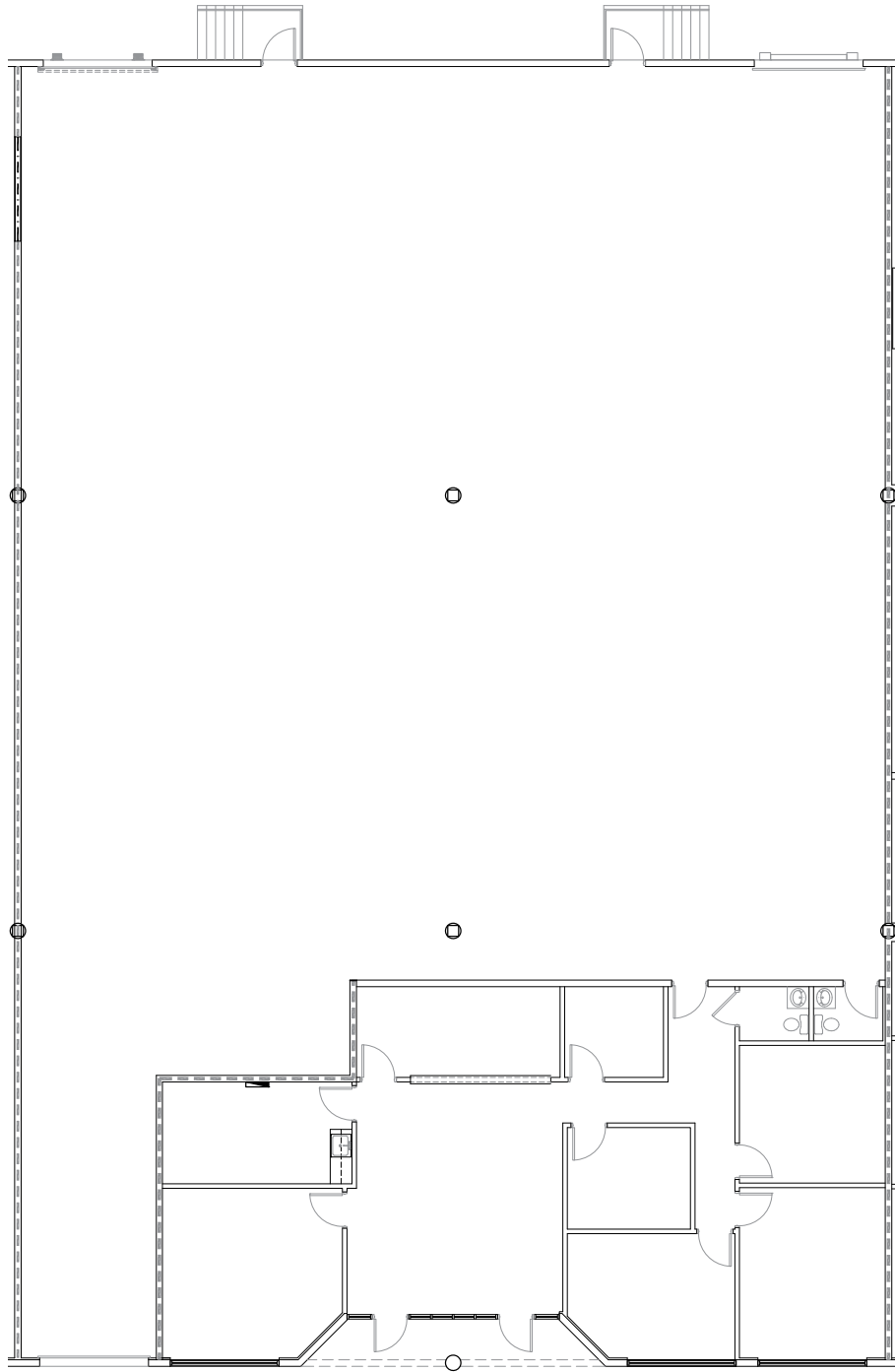
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Floor Plan

Total: 10,165 SF
Office: 2,098 SF
Warehouse: 8,067 SF



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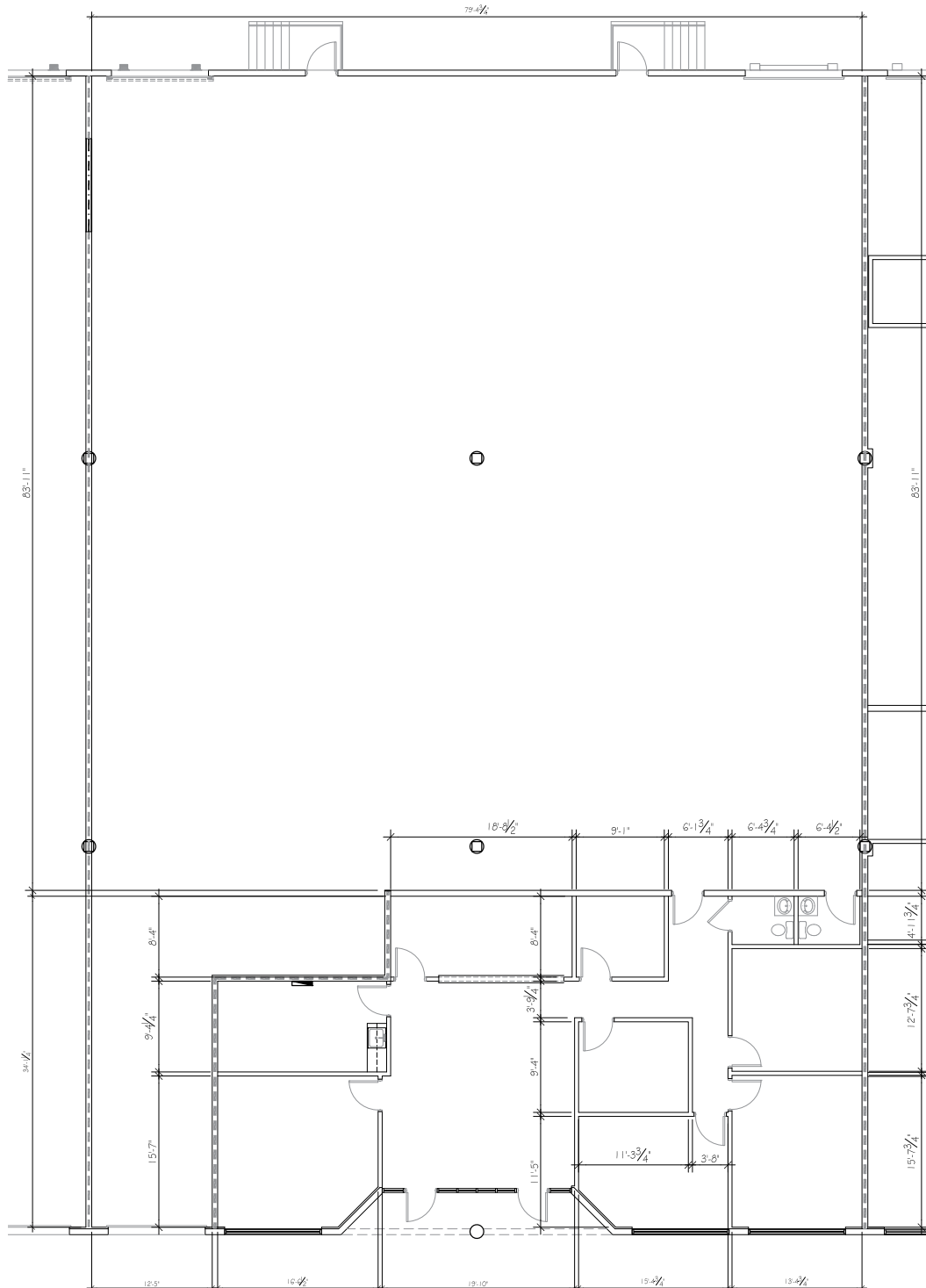


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Dimensioned Floor Plan

Total: 10,165 SF
Office: 2,098 SF
Warehouse: 8,067 SF



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Cypress Creek Industrial Park Site Plan

 - Available Space



Building	Suite	Total (SF)	Office (SF)	Warehouse (SF)	Loading	Clear Height	Available Date
1	114	10,165	2,098	8,067	2 dock-high 1 grade-level	20'	10/1/2026

