

FLAGLER STATION

10301 NW 108 Avenue, Miami
SUITE 6 - OW20



FOR LEASE
33,286 SF AVAILABLE



ONE BUSINESS PARK - ONE CONTACT ENDLESS POSSIBILITIES

Flagler Station is a strategically located, 9 million square foot campus style office, retail and industrial development, featuring beautiful lakefront views in a suburban atmosphere. Phase 1 consists of 2.5 million square feet of existing office and industrial space. Phase 2 totals 6.5 million square feet of new development consisting of 1.5 million square feet of office and 5 million square feet of retail and distribution space.

PROPERTY HIGHLIGHTS

- ±33,286 SF Total Available
- ±29,832 SF of Warehouse
- ±3,454 SF of Office
- 22' Clear Height
- Fully Sprinklered
- 11 Dock Doors / 1 Ramp
- On-site Park Management & Security
- Established Park with Stabilized OPEX
- Available Immediately

For more information, please contact:

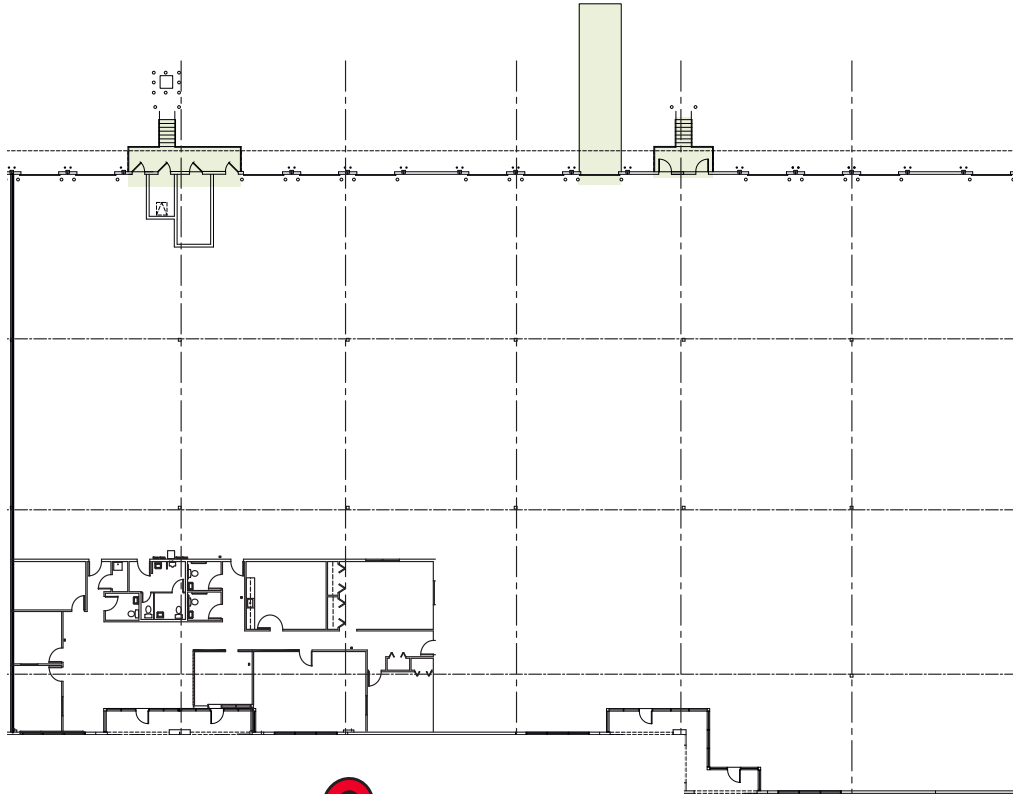
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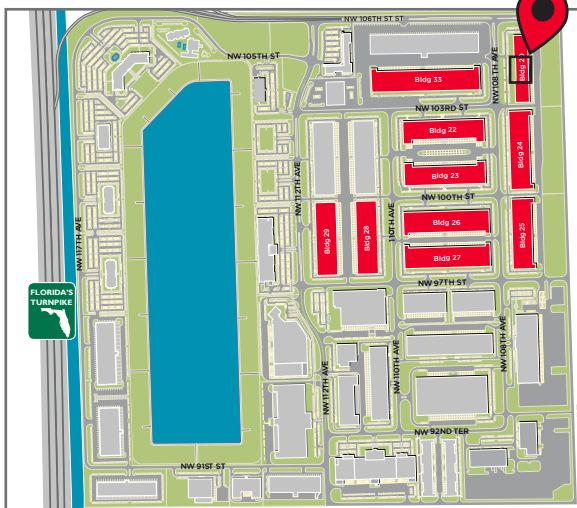
CUSHMAN & WAKEFIELD US, INC.
9960 NW 116TH Way
Suite 2
Miami, FL 33178

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SUITE 6 - OW20

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Phase II



PROPERTY HIGHLIGHTS

TOTAL AVAILABLE	±33,286 SF
WAREHOUSE SIZE	±29,832 SF
OFFICE SIZE	±3,454 SF
CLEAR HEIGHT	22'
DOCK DOORS	11
RAMP	1

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