

AVAILABLE FOR SUBLEASE



±8,133 SF

INDUSTRIAL WAREHOUSE

6371 NW 102ND AVENUE
UNIT 102
DORAL, FL 33178

SUBLEASE RATE:
\$24.00 PSF GROSS

OFFICE:

☎ 305.817.8899

VIVO
REAL ESTATE GROUP



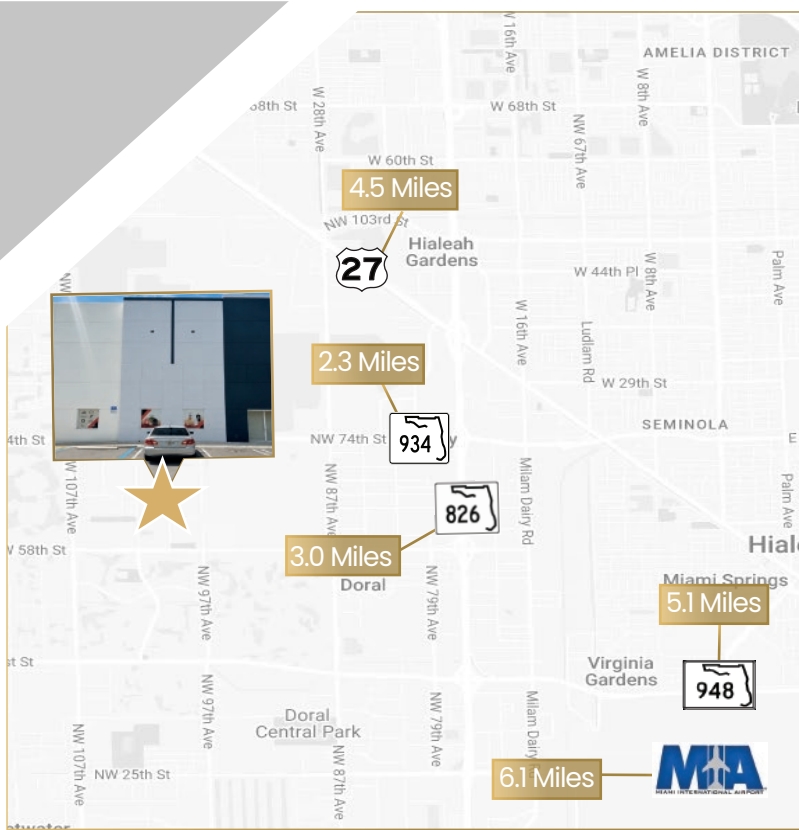
PROPERTY HIGHLIGHTS

- SIZE: ±8,133 SF TOTAL
- OFFICE: ±1,599 SF
- MEZZANINE: ±1,599 SF
- WAREHOUSE: ±4,935 SF
- CEILING HEIGHT: 30'
- CLASS A BUILDING
- SUBLEASE EXPIRATION: 2/28/2028
- POWER: 3PHASE (120/208 V - 100 AMP)
- 110' - 6" TRUCK STAGING AREA

Located within the highly sought-after Miami Airport West industrial submarket, Aviation Business Center offers exceptional connectivity to South Florida's premier transportation network. The property is just minutes from Miami International Airport and provides immediate access to the Palmetto Expressway (SR-826), with convenient connections to SR 36 (Dolphin Expressway), Florida's Turnpike, and I-95. Its strategic location offers efficient access to Downtown Miami, and Port Miami.

Frank Trelles, SIOR
Executive Managing Director
✉ ftrelles@vivogroup.net
☎ 786.302.1223

Doony Marrero
Associate Director
✉ dmarrero@vivogroup.net
☎ 305.497.3722



© 2024 VIVO REAL ESTATE GROUP, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. VIVO REAL ESTATE GROUP, Inc. makes no guar-antee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. VIVO REAL ESTATE GROUP and the VIVO logo are service marks of VIVO REAL ESTATE GROUP, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of VIVO REAL ESTATE GROUP. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.