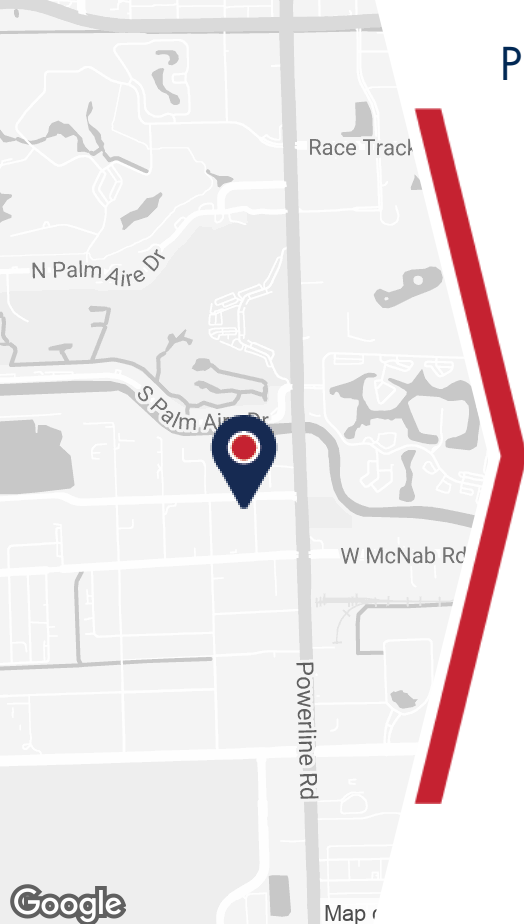


2700 GATEWAY DR

POMPANO BEACH, FL 33069



## PROPERTY DETAILS

- 28,000 Total SF For Lease
- 3,000 SF Office Buildout
- 18' Clear Height
- 100% HVAC
- Fully Sprinklered
- 3-Phase, 1,200 Amp Power Service
- Three (3) 12' x 10' Dock High Doors
- One (1) 6' Wide Ramp
- Minutes from I-95 via Cypress Creek Road and the Florida Turnpike via Atlantic Boulevard

## ABOUT PROPERTY



### RENTAL RATE

\$15.85 / SF / Yr (NNN)



### YEAR BUILT

1968



### AVAILABLE SF

28,000



### PARKING

Surface



### LOCATION

Pompano Beach, FL

For more information:

**Calder Alfano**

954.652.2041 | [Calfano@Bergercommercial.Com](mailto:Calfano@Bergercommercial.Com)  
[bergercommercial.com](http://bergercommercial.com)

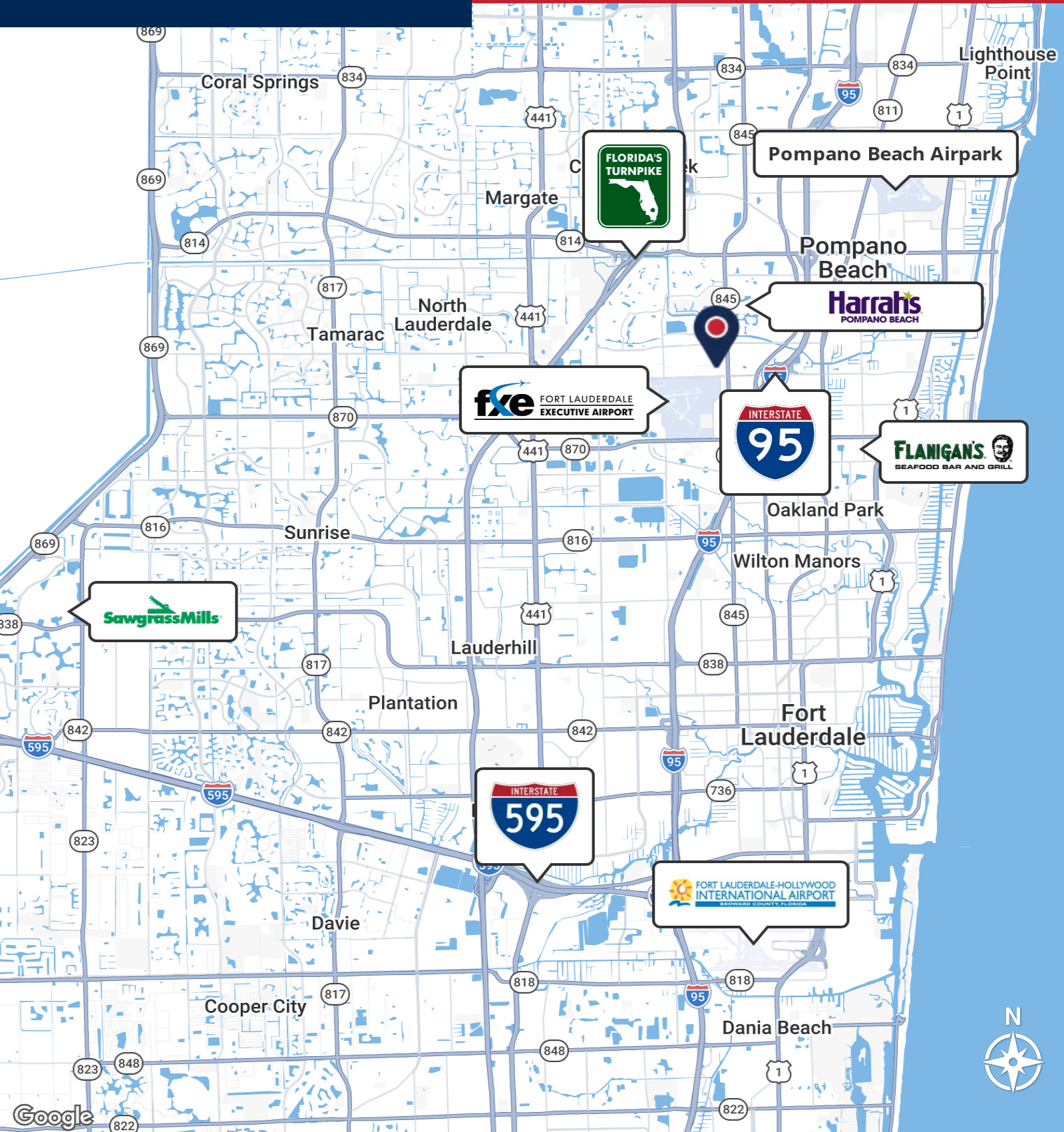
**Jordan Beck**

954.652.2033 | [Jbeck@Bergercommercial.Com](mailto:Jbeck@Bergercommercial.Com)



# 2700 GATEWAY DR

## LOCATION MAP



For more information:

**Calder Alfano**

954.652.2041 | [Calfano@Bergercommercial.com](mailto:Calfano@Bergercommercial.com)  
[bergercommercial.com](http://bergercommercial.com)

**Jordan Beck**

954.652.2033 | [jbeck@Bergercommercial.com](mailto:jbeck@Bergercommercial.com)





2700 Gateway Dr - Entrance



2700 Gateway Dr - Rear Loading

For more information:

**Calder Alfano**

954.652.2041 | [Calfano@Bergercommercial.Com](mailto:Calfano@Bergercommercial.Com)  
[bergercommercial.com](http://bergercommercial.com)

**Jordan Beck**

954.652.2033 | [Jbeck@Bergercommercial.Com](mailto:Jbeck@Bergercommercial.Com)



COMMERCIAL BROKERAGE AND PROPERTY MANAGEMENT

2700 GATEWAY DR

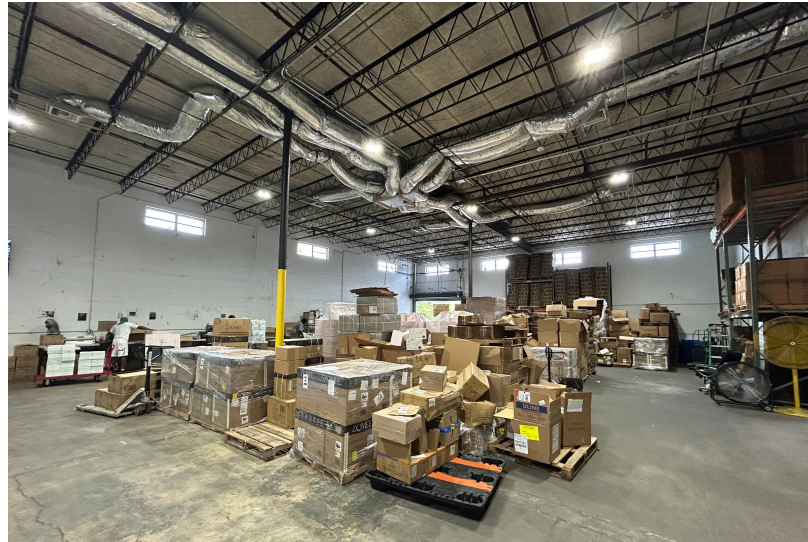
ADDITIONAL PHOTOS



Two (2) 12' x 10' Rear Loading Docks



18' Clear Height



100% HVAC



Truck Court & Front Loading Dock & Ramp

For more information:

**Calder Alfano**

954.652.2041 | [Calfano@Bergercommercial.Com](mailto:Calfano@Bergercommercial.Com)  
[bergercommercial.com](http://bergercommercial.com)

**Jordan Beck**

954.652.2033 | [Jbeck@Bergercommercial.Com](mailto:Jbeck@Bergercommercial.Com)



COMMERCIAL BROKERAGE AND PROPERTY MANAGEMENT

*Information furnished regarding this property is from sources deemed reliable, but no warranty or representation as to the accuracy thereof and it is submitted subject to errors, omissions, prior sale, lease or withdrawal without prior notice.*