

Atlantic Warehouse

Dock-High Warehouse with Gated Yard

3121 E 11th Ave · Hialeah, FL 33013

**15,360 SF**

WAREHOUSE SIZE

\$24,250/mo

GROSS RENT

960 Amps

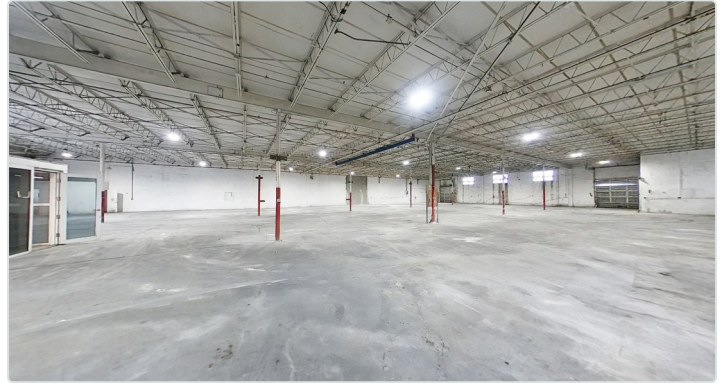
HEAVY ELECTRIC SERVICE

16'5"

CEILING HEIGHT



Gated Yard & Dock-High Loading Ramp



Open Warehouse Interior

Move-in ready industrial space. This 15,360 SF bay features dock-high loading with a drive-up ramp, two roll-up doors, fire sprinklers throughout, and 960-amp heavy electric service — built for distribution, logistics, contractor, and light manufacturing use.

Key Features

- ✓ Dock-high loading with drive-up ramp access
- ✓ Two roll-up loading doors
- ✓ Separate office restrooms and warehouse restrooms
- ✓ Heavy electric service — 960 amps
- ✓ Fire sprinkler system throughout
- ✓ Gated, secured yard
- ✓ Backs up to inactive rail line

Space & Lease Details

Bay	3121
Size	15,360 SF
Rent	\$24,250/month
Ceiling Height	16'5"
Loading	Dock-High + Ramp
Zoning	M-1 (Light Industrial)
Year Built	1956

Location & Logistics Access

- ✓ East Hialeah industrial corridor, near Caribbean Warehouse
- ✓ Direct connections to Palmetto Expressway (SR-826) & I-75
- ✓ Serves Hialeah, Miami Lakes, Opa-Locka, Medley & Palm Springs North

Workforce & Access:

7,000+ daytime employees within 1 mile; 70,000+ within 3 miles. E 49th St (40,000+ ADT) less than ½ mile north.

PALMETTO EXPWY (SR-826)
~8 Miles

MIAMI INT'L AIRPORT
6–7 Miles

TRI-RAIL / METRORAIL
<0.5 Mile

RAIL ACCESS
Inactive Rail

Information contained herein is derived from sources deemed reliable but not guaranteed. Rental rate, availability, and terms subject to change without notice. Prospective tenants should verify all information independently.