



## **3091 NW 16th Terrace**

Pompano Beach, FL 33064

**Andrew Retterath**

Precision Crane/Frontgate LLC

3091 NW 16th Terrace, Pompano Beach, FL 33064

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# 3091 NW 16th Terrace

\$6,299,000

Prime location in South Florida!

Can be delivered with:

1. Existing income (current tenants)
2. Vacant

or

3. Flexible for redevelopment or repositioning.  
Office trailer negotiable with sale....

- Location, location, location!
- Variety of uses



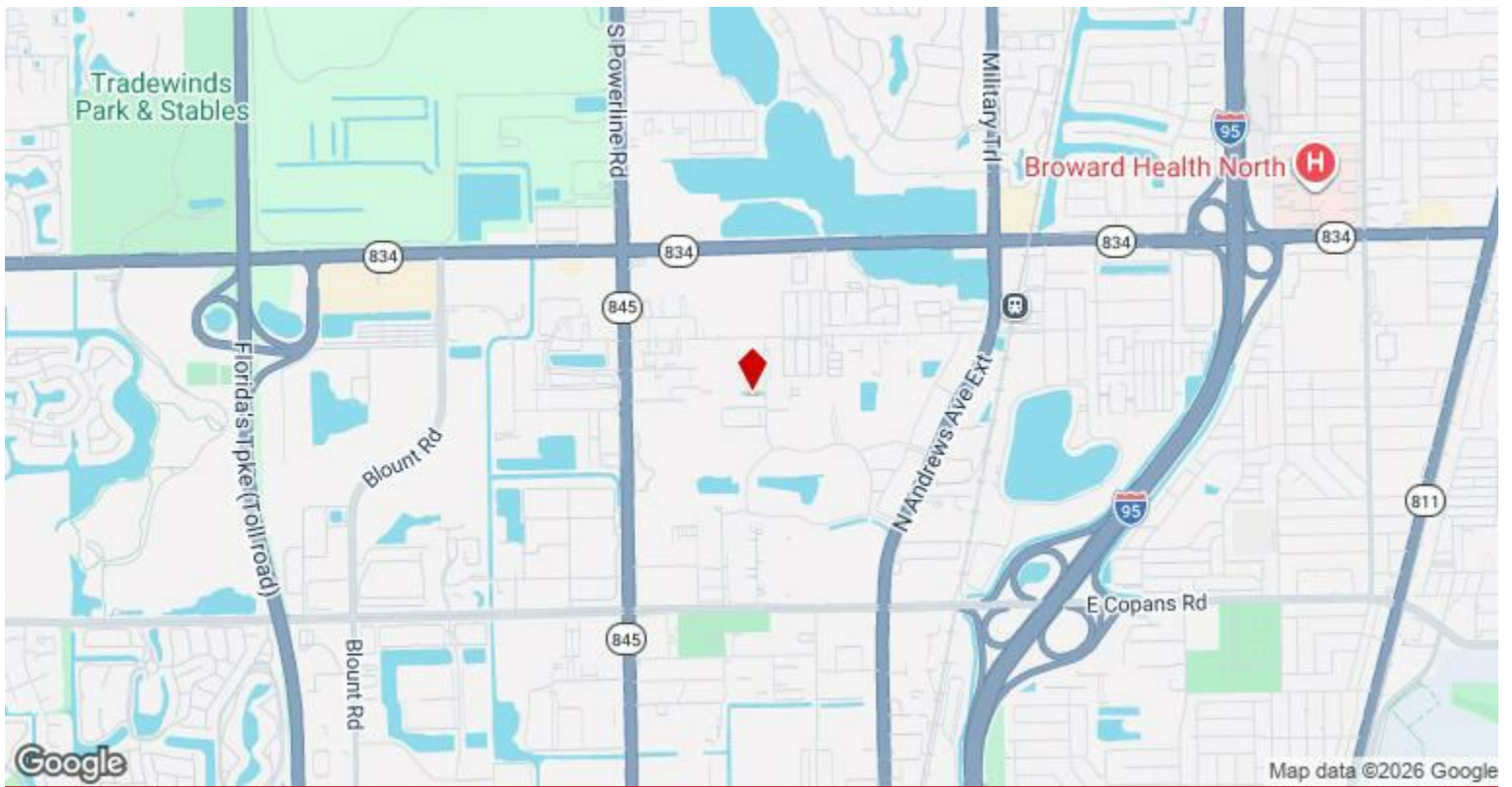
Price:	\$6,299,000
Property Type:	Specialty/Raw land
Property Subtype:	Contractor Storage Yard
Building Class:	C
Sale Type:	Investment or Owner User
Lot Size:	2.37 AC
Gross Building Area:	104,108 SF
No. Stories:	1
Year Acquired:	2006
Parking Ratio:	0.42/1,000 SF
Zoning Description:	I-1X
APN / Parcel ID:	48-42-22-55-0010
Walk Score ®:	50 (Fairly friendly)
Transit Score ®:	30 (Somewhat friendly)

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## Major Tenant Information

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Tenant	SF Occupied	Lease Expired
	-	
	-	
Precision Crane & Rigging	-	



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