

Available Listings as of 08/01/2017

INDUSTRIAL PROPERTIES

Location	Total Sq. Ft.	Office SF	Ceiling Height	Doors	Price	Comments
<u>FOR LEASE</u>						
2271 W 80 St #6 Hialeah, FL 33016	1,300	150	20'	1 Street	\$1300/mth	Office/Warehouse Located in the I-75 & 826 Corridor. Garbage included in Rent. Tenant must be approved by Assoc. Gated Community Secure. Ready 3-3-2017
2550 W 78 St #5 Hialeah, FL 33016	1,380	150	20'	1 Street	\$1300/mth	Office/Warehouse Located in the I-75 & 826 Corridor. Garbage & Water included in Rent. Great Location in Hialeah. Street Front Exposure. Ready to move in Now.
10840 NW 138 St #1 Hialeah Gardens, FL 33018	2,218	1,500	20'	1 Street	\$2,400/mth	Office/Showroom/Warehouse Located on Streetfront Corner of NW 138 St. Perfect for Architects,GC or Showroom Uses. Plenty of Office Space & 5 parking.
<u>FOR SALE</u>						
13867 SW 142 Ave #42 Miami, FL 33186	997	100	18'	1 Street	\$85,000	Tamiami Center Warehouse. Great Area. FORECLOSURE!! No Mechanics Allowed.
2205 W 80 St #5 Hialeah, FL 33016	1,256	150	20'	1 Street	\$165,000	Office/Warehouse Located in the I-75 & 826 Corridor. Gated Community. 100% AC with 2 offices. No Mechanics or Granite/Cabinet Allowed. Great UNIT!!
2093 W 76 St. Hialeah, FL 33016	2,000	0	20'	1 Double Glass Door	\$250,000	Retail Style Flex Warehouse Space. Located in a Shopping Center. 2,000 SF with 100% A/C 10 Ton A/C System. 1 Bathroom and Low Mait Fee \$235/mth
10840 NW 138 St #1 Hialeah Gardens, FL 33018	2,147	1,287	20	1 Street	\$280,000	Street Front/Lakefront Corner Office Warehouse on NW 138 St. Great location with Excellent Office Build Out. Over 1,287 SF of Office. 4 Assigned Parking.
3361-3363 NW 154 Terr Miami Gardens, FL 33057	8,404	1,855	18'	2 Street	\$800,000	Freestanding Office/Warehouse divided into 2 Bays. Extensive Office Build out and plenty of Parking with rear yard. 12,600 SF Lot. Great for owner user.
7650 W 26 Ave. Hialeah, FL 33016	7,428	4,000	17'	1 Street/1 Dock	\$825,000	Rare Office/Warehouse with Dock High and Street Level Doors. 65% Office Area and 35% Warehouse. Freestanding Lot of 16,000 SF. Excellent Property.
2592-2598 W 78 St. Hialeah, FL 33016	13,480	3,000	22'	4 Street	\$1,425,000	Multi Bay Office/Warehouse in best area of Hialeah. Can be split into 1, 2 or 4 Warehouses. Currently Split into 2 Bays. Heavy Power. Great Corner Location.

SOLD

SOLD

SOLD

SOLD

SOLD

Pending

MARCELO L. MERLO, P.A.

Broker-Associate

Global Investment Properties, Inc.

(305) 318-4736 Direct

EMAIL: MERLO8888@AOL.COM



WWW.MARCELOMERLO.COM