



HERBALIFE.

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A10965942

7801-7865 NW 46TH ST #3

Doral, Florida



REFERENCE NUMBER

YEAR BUILT

A10965942

2001

PRICE: USD 1,900,000

SUMMARY

Fully built out Flex-Warehouse in Doral with 79th Street Frontage. Lease signed Oct 2019 for 5 year terms with 2 Five Year renewal with lease bumps. +/- 8,184 SF Warehouse Condo including legal, 2nd Floor Concrete Mezzanine. Prime frontage on NW 79th Street Exposure/Signage. Rear Loading with Two (2) Docks.20' Clear | 3 Phase Electric 2001 Tilt Up Construction | Twin T Roof | Showroom and Executive Offices. Frontage and signage/ exposure to NW 79th Avenue and the Palmetto Expressway. Total Square Footage: 8,184 +/- SF. Office/showroom: 2,282 +/- SF (ground floor). Mezzanine: 2,282 +/- SF. Warehouse: 3,620 +/- SF. Office/warehouse all under air with high acoustical drop ceiling throughout. Two AC units of five (5) tons each.

AMENITIES

- Over 200 Amps
- Call Listing Agent
- Assigned Parking
- Internet
- 7300



MANUEL CHAMIZO

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<https://www.southfloridacommercialpropertysearch.com/pdf-listing/565a12c423d1bc2bc17a7d66/>

LANGUAGES I SPEAK:

English

