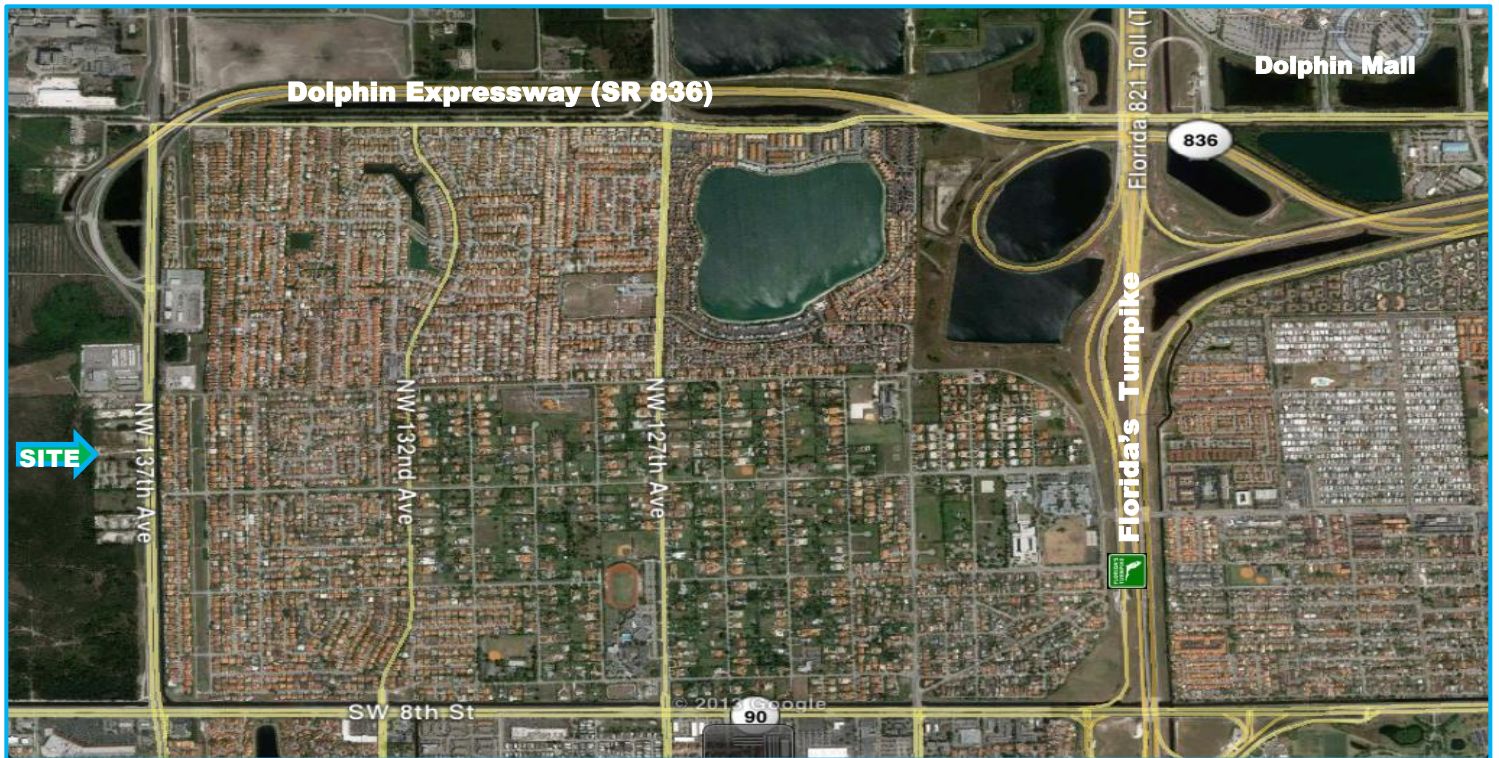


FOR SALE
2.46 ACRES
INDUSTRIAL LAND

NW 137th Avenue and NW 4th Street
Miami, Florida 33182



- LOT SIZE: 2.46 acres // Folio #30-4903-003-0017
- CONDITION: Requires minimal fill
- ZONING: IU-1 (Industrial District, Light Manufacturing)
- OPPORTUNITY: Spec development of industrial office/warehouse, flex, retail, mini storage, hotel build-to-suit, and more
- EASILY ACCESSIBLE: From major expressways including Florida's Turnpike and SR 836 and local roadways including NW 137th Avenue, NW 12th Street and SW 8th Street
- NEARBY AMENITIES: Restaurants, residential communities; hotels and shopping centers
- UTILITIES: Water service available along NW 137th Avenue; sewer service nearby
- MOTIVATED SELLER - BRING ALL OFFERS

For more information, please contact:

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305-447-3393

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www.statestreetre.com



