FLAGLER STATION 11701 NW 102 Road, Miami SUITE 12 - OW2



FOR LEASE 9,200 SF AVAILABLE



ONE BUSINESS PARK ENDLESS POSSIBILITIES

Flagler Station is a strategically located, 9 million square foot campus style office, retail and industrial development, featuring beautiful lakefront views in a suburban atmosphere. Phase 1 consists of 2.5 million square feet of existing office and industrial space. Phase 2 totals 6.5 million square feet of new development consisting of 1.5 million square feet of office and 5 million square feet of retail and distribution space.

PROPERTY HIGHLIGHTS

- ±9,200 SF Available
- ±7,554 SF of Warehouse
- ±1,646 SF of Office
- 20' Clear Height
- Fully Sprinklered
- 3 Dock Doors
- Park Security
- Class "A" Business Park Environment
- Available: August 2020
- Lease Rate \$11.75 PSF /Industrial Gross

For more information, please contact: **STUART T. GORDON, SIOR** Executive Director +1 305 805 5427 stuart.gordon@cushwake.com

MATTHEW A. BITTEL, SIOR Director +1 305 805 3032 matthew.bittel@cushwake.com CUSHMAN & WAKEFIELD 9960 NW 116TH Way | Suite 2 Miami, FL 33178 cushwakesouthfl.com | 🎾 @CushWakeSouthFL

FLAGLER STATION 11701 NW 102 Road, Miami SUITE 12 - OW2

FOR LEASE 9,200 SF AVAILABLE



PROPERTY HIGHLIGHTS	
TOTAL AVAILABLE	±9,200 SF
WAREHOUSE SIZE	±7,554 SF
OFFICE SIZE	±1,646 SF
DOCK DOORS	3



For more information, please contact:

STUART T. GORDON, SIOR Executive Director +1 305 805 5427 stuart.gordon@cushwake.com

MATTHEW A. BITTEL, SIOR Director +1 305 805 3032 matthew.bittel@cushwake.com



CUSHMAN & WAKEFIELD 9960 NW 116TH Way | Suite 2 Miami, FL 33178 cushwakesouthfl.com | 🎾 @CushWakeSouthFL

©2020 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No WARRANTY OR REPRESENTATION, EXPRESS OR IMPLED; IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFRENCED HEREIN OR AS TO THE ACCURACY OR COMPLETE-NESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.