



COOLER WAREHOUSE AVAILABLE FOR LEASE

Adjacent to Miami International Airport

+/- 10,000 up to 46,008 Sq. Ft. Warehouse

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Owned & Managed by:





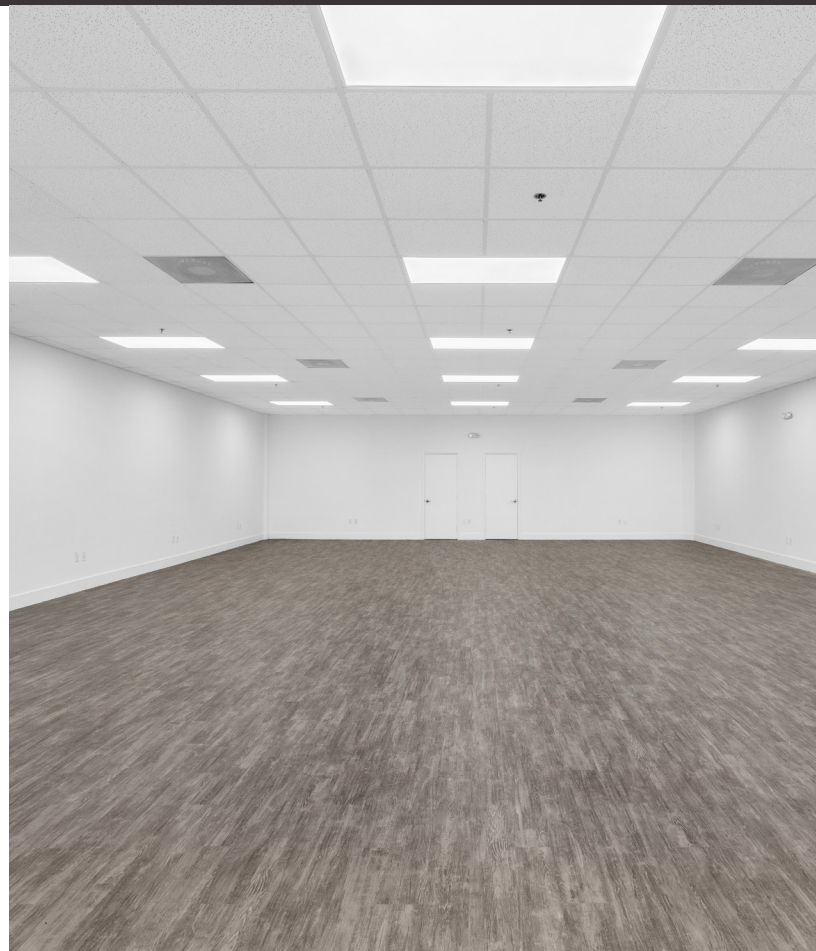
HIGHLIGHTS

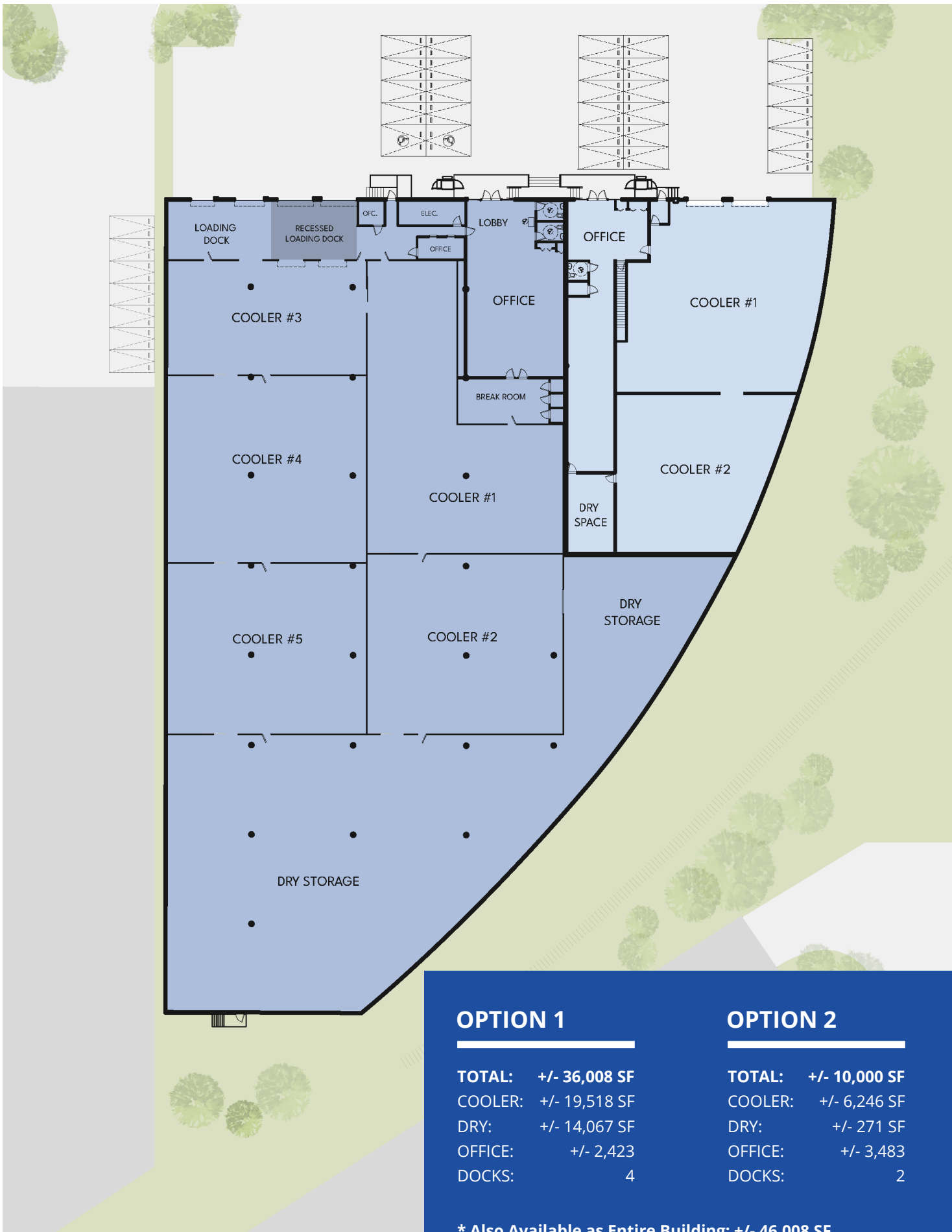
- +/- 46,008 SF Cooler Warehouse on a +/- 65,996 SF Lot
- +/-10,000 SF, +/-36,008 SF or +/-46,008 SF
- Located in the heart of the Miami flower district; ideal for flowers and perishables
- Refrigerated warehouse, less than 3 minutes to the Miami Cargo entrance
- 18' ceiling height
- Inquire for lease rate

NOTABLE BUSINESSES IN THE AREA

- | | | |
|---------------------------|-----------------------|--|
| 1 Galleria Farms | 6 DHL | 11 American Consolidation & Logistics |
| 2 Sunshine Bouquet | 7 CH Robinson | 12 Flying Food Group |
| 3 Sun Belle | 8 Amazon | 13 Gate Gourmet |
| 4 UPS | 9 Elite Flower | |
| 5 FedEx | 10 Seafrigo | |

PROPERTY PHOTOS





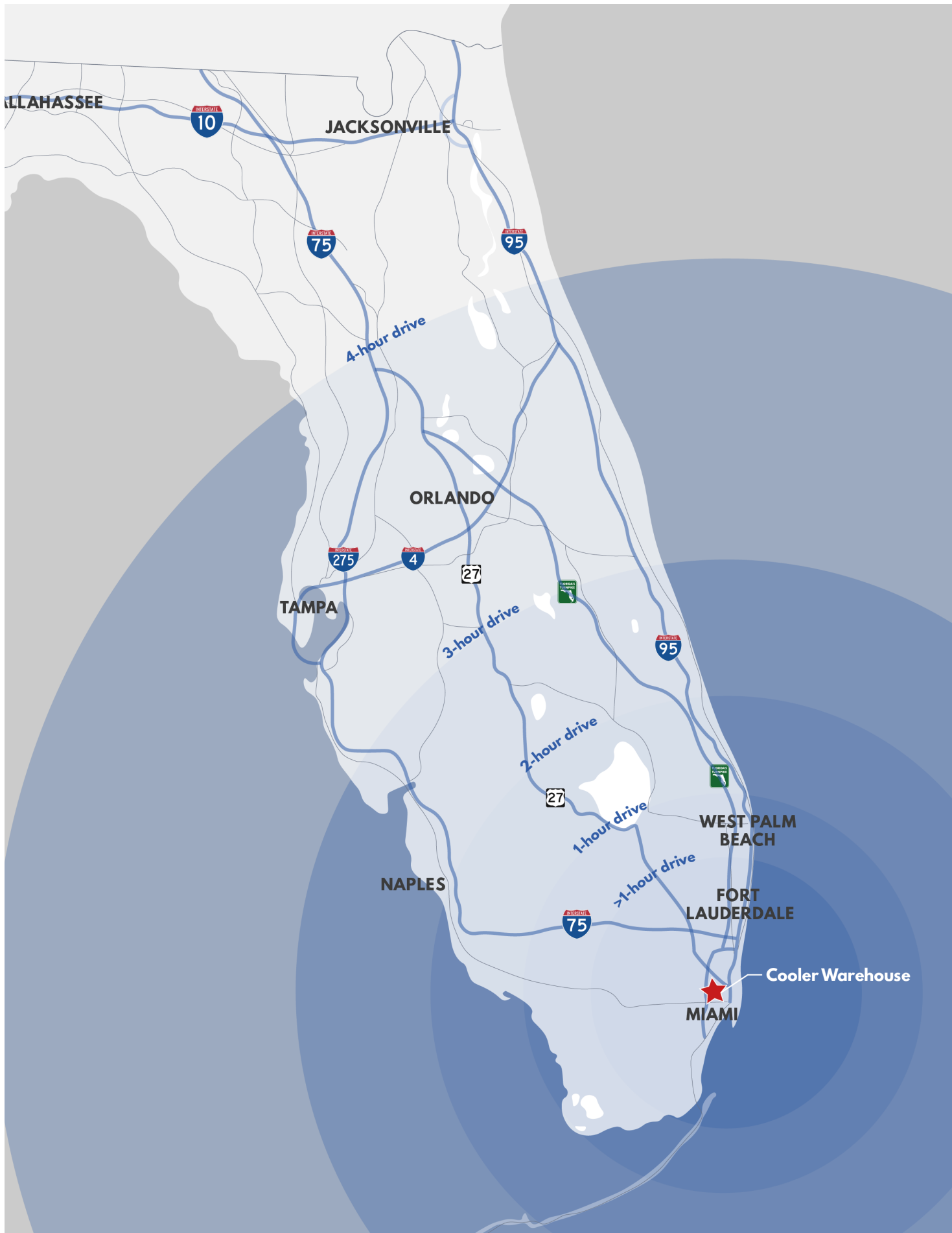
OPTION 1

TOTAL: +/- 36,008 SF
COOLER: +/- 19,518 SF
DRY: +/- 14,067 SF
OFFICE: +/- 2,423
DOCKS: 4

OPTION 2

TOTAL: +/- 10,000 SF
COOLER: +/- 6,246 SF
DRY: +/- 271 SF
OFFICE: +/- 3,483
DOCKS: 2

* Also Available as Entire Building: +/- 46,008 SF





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For Leasing Inquiries, Contact:

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