

# 10,000 SF | FOR LEASE

1400 SW 1st Court, Pompano Beach, FL 33069



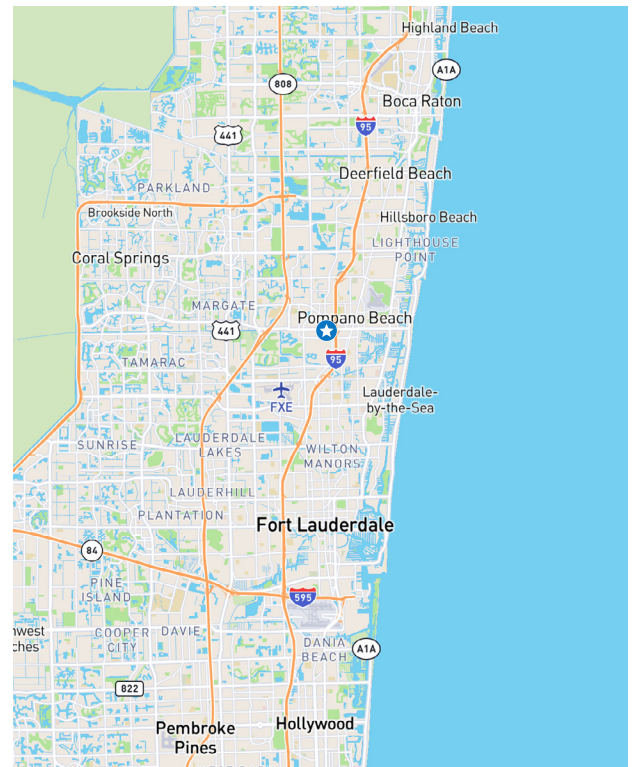
## POMPANO BEACH WAREHOUSE - UNIT C

### LOCATION

- Pompano Beach Warehouse facility conveniently located off Atlantic Boulevard
- 1/2 mile west of I-95
- Close proximity to Florida Turnpike and US-1

### FACILITY

- Total Size: 10,000 SF
- Office Area: 400 SF
- Loading: Two (2) 10' x 12' Grade Level Doors
- Clear Height: 15-18' Clear
- Power: 225 Amps, 3-Phase, 480V
- Parking: 10 Dedicated Spots (Fenced lot)
- Location: Less than .25 miles from I-95, via the Atlantic Blvd. exit
- Zoned: I-1, City of Pompano Beach
- Asking: \$16.50 PSF NNN, Plus \$3.15 in OPEX (2023)
- Availability: Now



## CONTACT US

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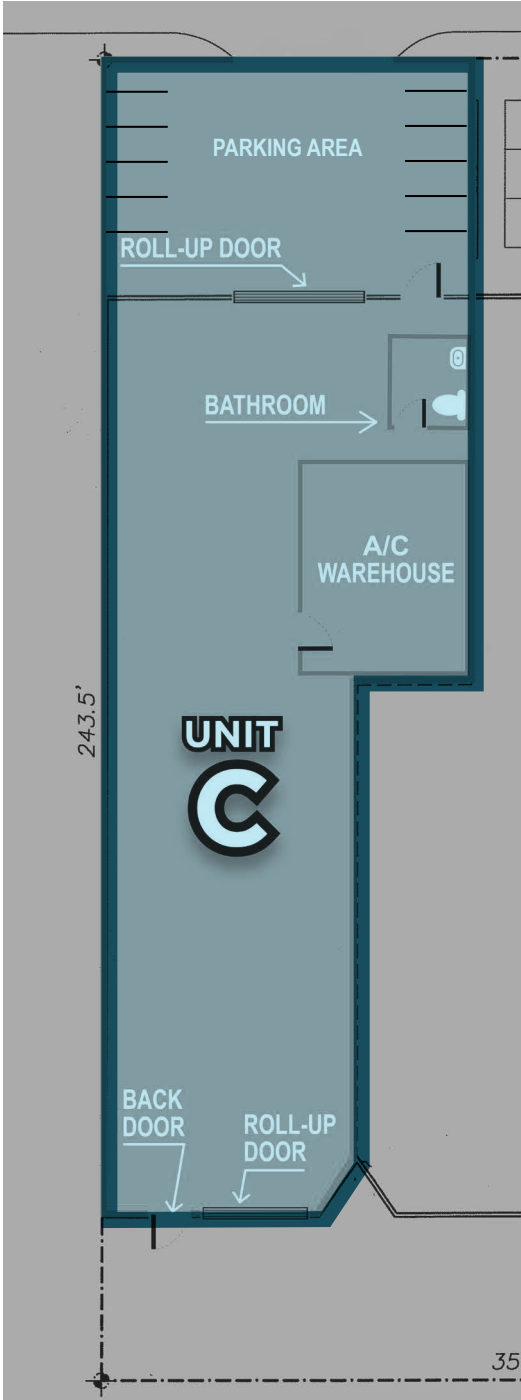
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**CBRE**

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## FLOOR PLAN



## PHOTOS



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