

FLAGLER STATION

10801 NW 97 Street, Miami
SUITE 13 - BUILDING 27



FOR LEASE
56,344 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 development consisting of 1.5 million square feet of office and 5 million square feet of retail and distribution space.

PROPERTY HIGHLIGHTS

- ±56,344 SF Total Available
- ±49,594 SF of Warehouse
- ±6,750 SF of Office
- 24' Clear Height
- Rear Load Building
- Fully Sprinklered, ESFR
- 19 Dock Doors
- Available Immediately

For more information, please contact:

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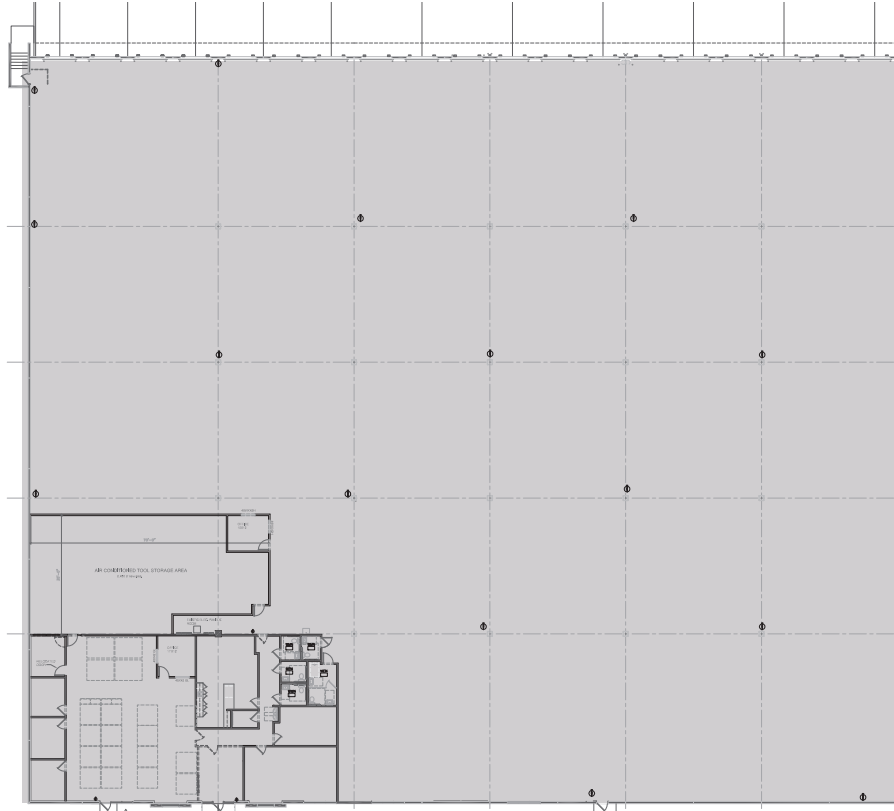
CUSHMAN & WAKEFIELD US, INC.
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Floor Plan



Phase II



PROPERTY HIGHLIGHTS

TOTAL AVAILABLE	±56,344 SF
WAREHOUSE SIZE	±49,594 SF
OFFICE SIZE	±6,750 SF
DOCK DOORS	19

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