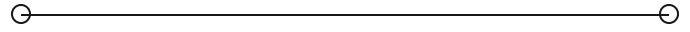


FOR LEASE

Yellowfin Warehouses

4229 N.E. 6TH AVENUE

Oakland Park, FL 33334



PRESENTED BY:

KEITH KIDWELL, SIOR, CCIM

C: 954.234.8777

keith@svncr.com



PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$20.00 SF/yr (MG)
BUILDING SIZE:	8,625 SF
AVAILABLE SF:	1,725 SF
ZONING:	I-1 City of Oakland Park
MARKET:	Broward County
SUBMARKET:	Oakland Park

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PROPERTY OVERVIEW

Great small office warehouse unit in the heart of Oakland Park. Frontage on NE 6 Avenue and easy access to I-95. Grade Level Loading Door.

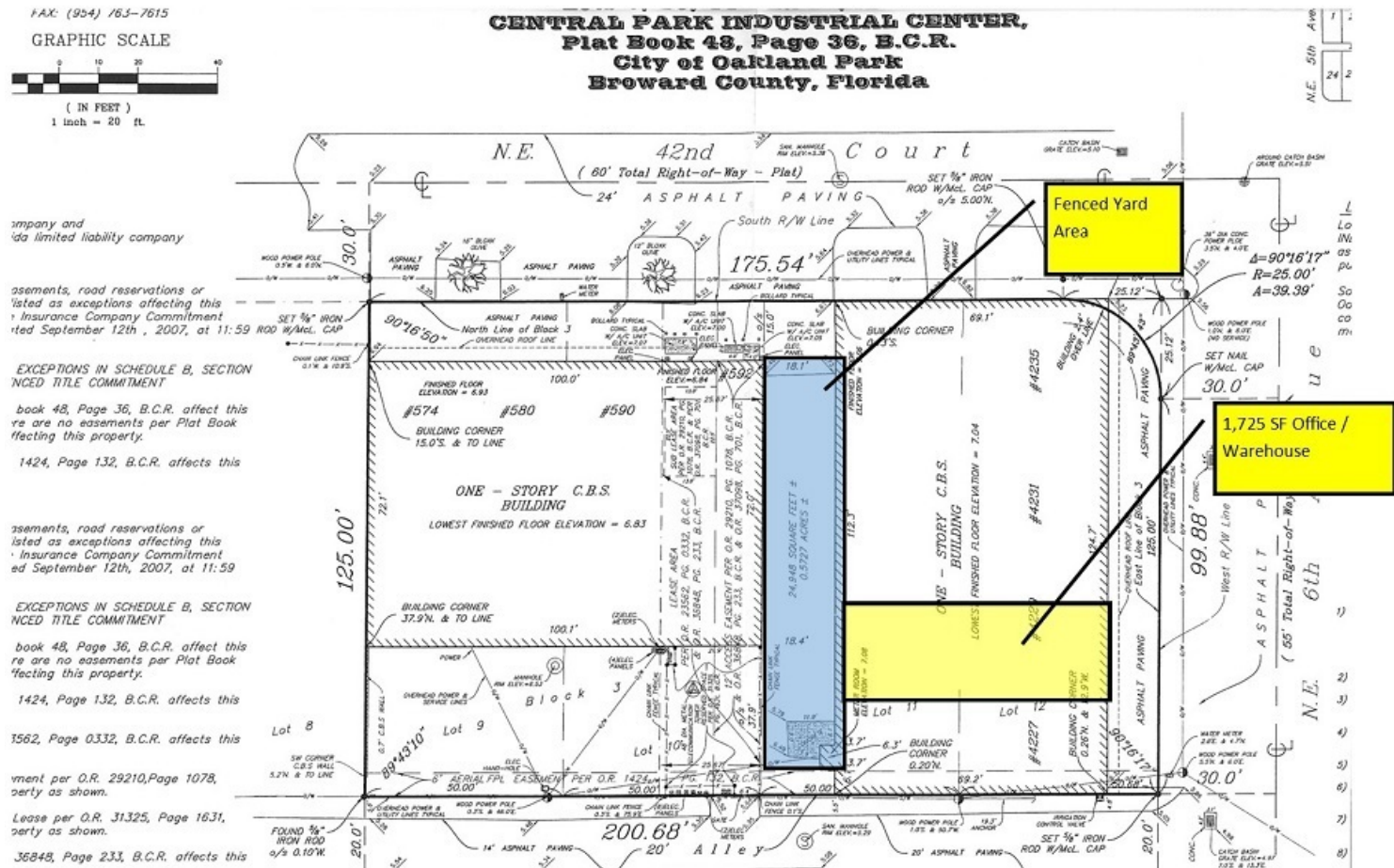
PROPERTY HIGHLIGHTS

- Small air-conditioned office area.
- One Grade Level Loading Door
- Restroom
- 12' Clear Height

FAX: (954) 463-7615

GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.



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