

FOR LEASE

48,541 SF - 188,260 SF

RACE TRACK LOGISTICS POMPANO - BUILDING 4

440 RACETRACK LOOP | POMPANO BEACH, FLORIDA 33069 USA



HIGHLIGHTS

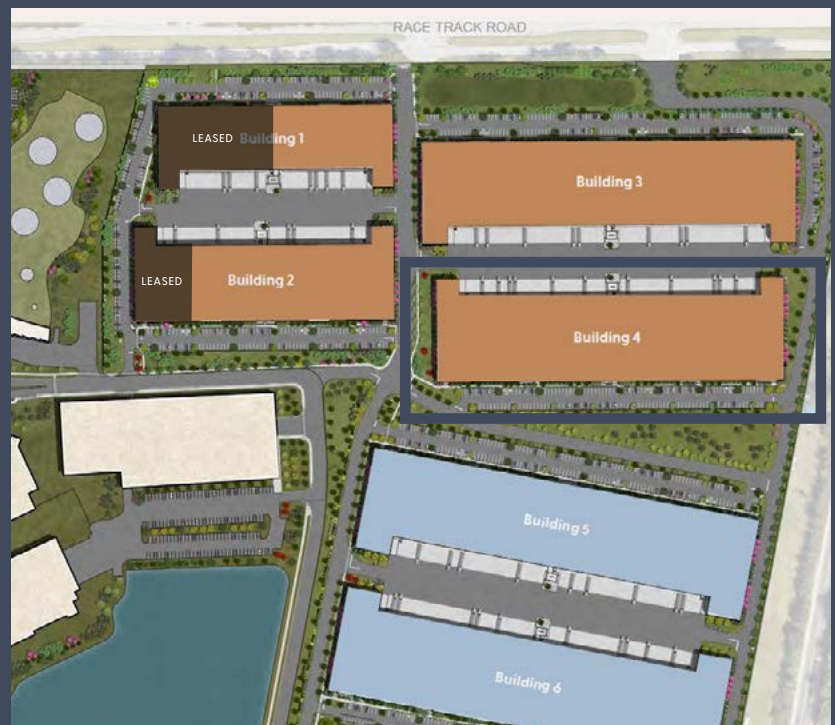
FACILITY

- Available for Lease: 48,541 SF - 188,260 SF
- 3,627 SF spec office
- 36' clear height
- Rear loading
- Clerestory windows
- 50' x 54' typical bay spacing
- 210' building depth
- 49 (9'x 10' insulated) dock-high doors
- 2 drive-in ramps
- 180' shared truck court depth
- ESFR fire protection system
- 480v / 2,000 Amps / 3 Phase

LOCATION

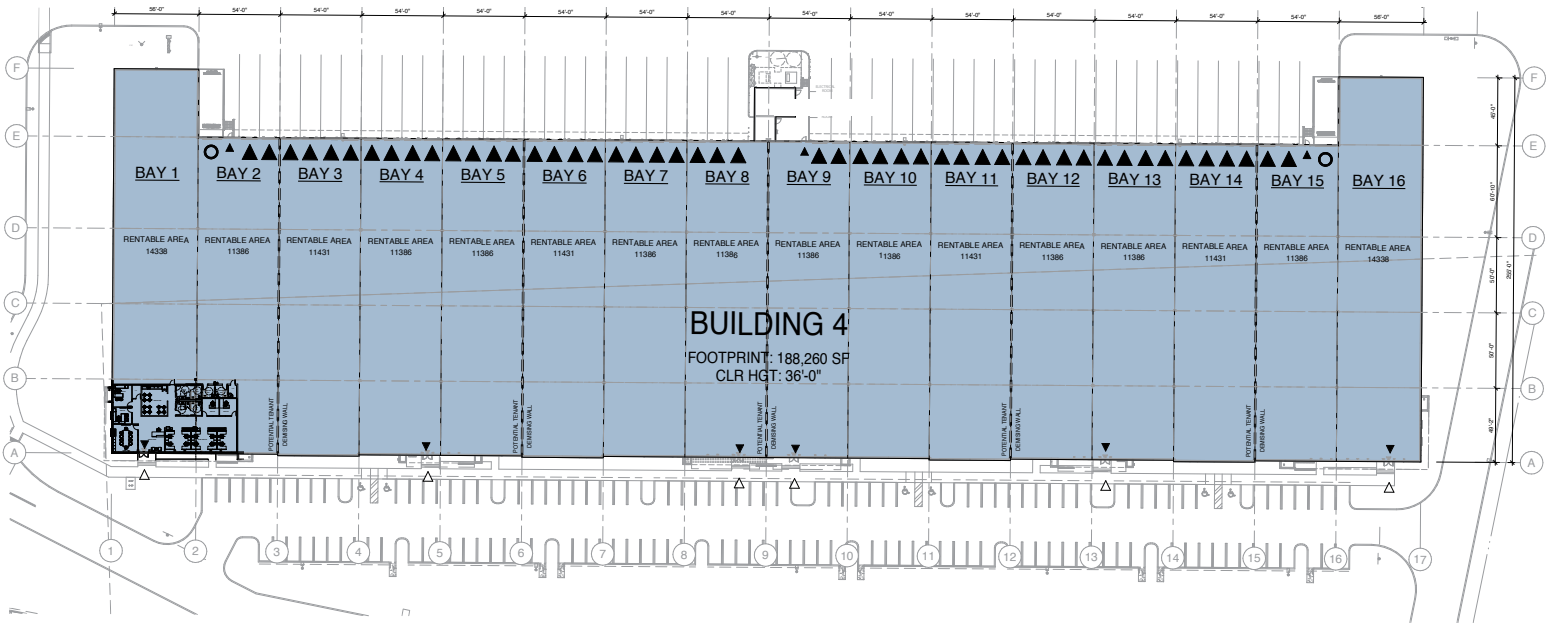
- Ideally situated to serve one of the state's top performing industrial markets and South Florida's fastest-growing population center
- Immediate highway access with close proximity to Florida's Turnpike, I-95 and I-75
- Best in class on-and-off site amenities available within this master-planned mixed use LIVE! development

PHASE I: BUILDING 4 (SITE PLAN)



FOR LEASE (BUILDING 4) 48,541 SF - 188,260 SF

OWNED BY
ROCKPOINT



AVAILABLE IMMEDIATELY



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