

FOR LEASE



± 2.8 ACRES

2779 NW 112 AVE

DORAL, FL 33172

2779 NW 112TH AVE
Doral, FL



PROPERTY HIGHLIGHTS

ADDRESS: 2779 NW 112th Ave, Doral, FL 33172

LOT SIZE: ±2.8 Acres - 122,099 SF

BUILDING SIZE: Main Building: ±12,000 SF Total
Warehouse: ±7,500 SF
Office: ±4,500 SF

Maintenance Shop: ±2,200 SF

FEATURES:

- Fully improved and secure site complete
- Fully paved
- Lighting and drainage
- Fueling on site

ZONING: Industrial

LOADING: Main Building: 4 Street-Level Doors
Maintenance Shop: 2 Street-Level Doors
2 Dock-High Loading Positions

PARKING: 42 Truck Parking Spaces
35 Car Parking Spaces

POWER: Heavy - 3 phase; 200-400
Amps, 120/240 Volt

ASKING RENT: Call for Pricing

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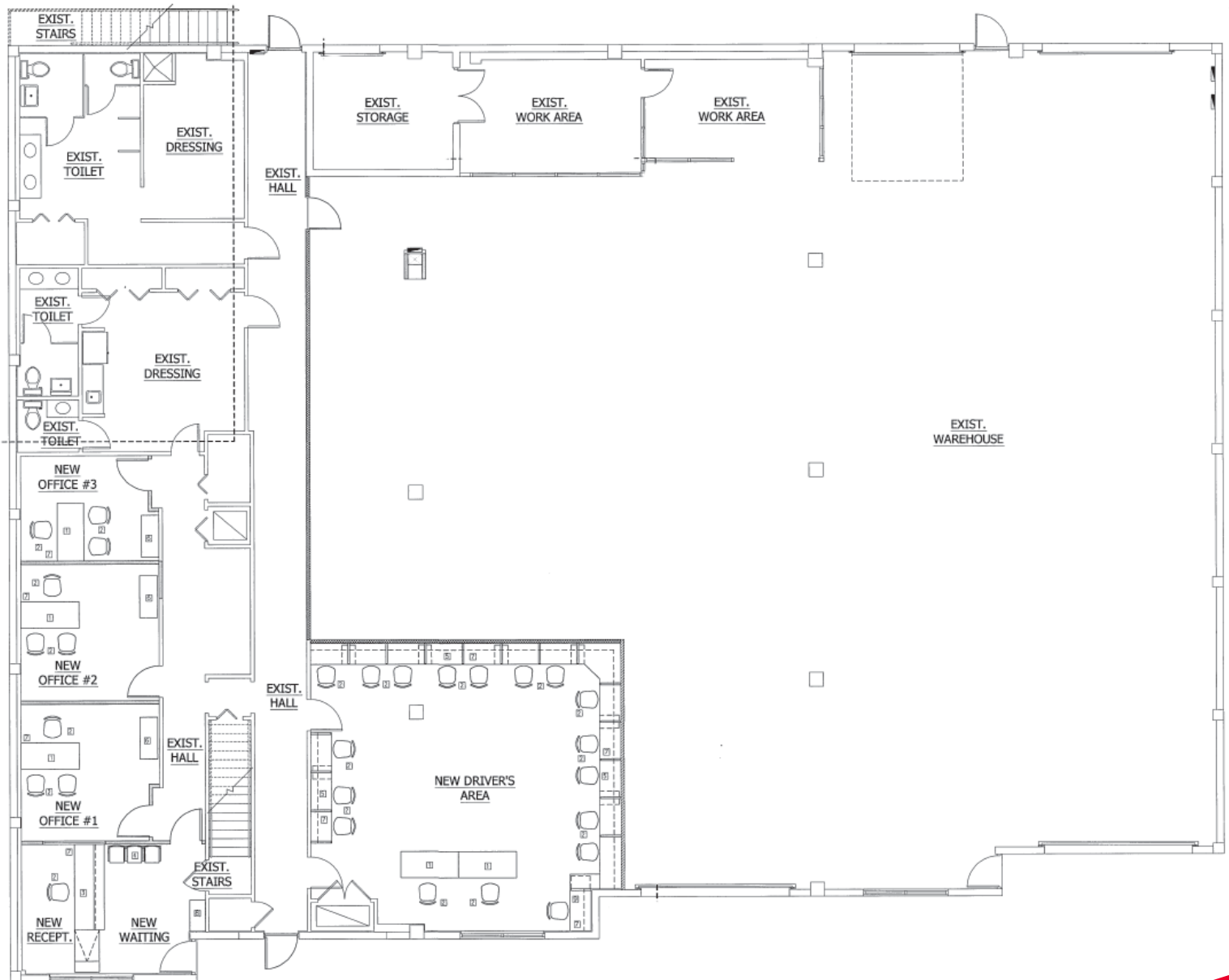
PROPERTY PHOTOS



2779 NW 112TH AVE
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FLOOR PLAN

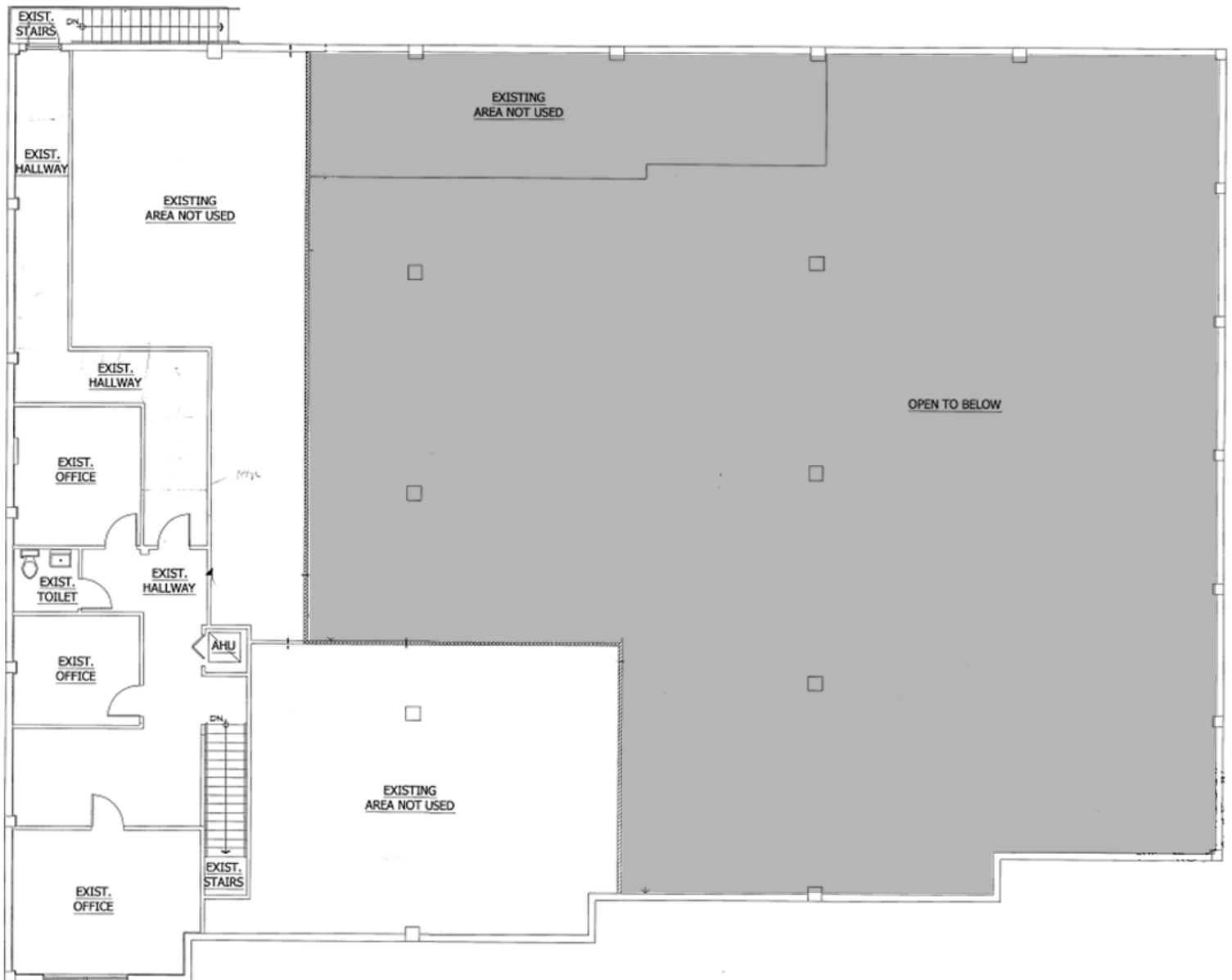
FIRST FLOOR WAREHOUSE & OFFICE



2779 NW 112TH AVE
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FLOOR PLAN

SECOND FLOOR WAREHOUSE & OFFICE



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LOCATION MAP & HIGHLIGHTS



Central Doral Positioning – Just off NW 27th Street and NW 112th Avenue, the property provides immediate access to major arterials, including NW 25th Street and NW 41st Street. Its proximity to Miami International Airport, PortMiami, and key expressways (SR-836 & Florida Turnpike) ensures seamless connectivity for regional and international operations.



Industrial Zoning & Infrastructure – With heavy three-phase power, 45 surface parking spaces, fueling on site, and two industrial structures with street-level loading doors, the property is designed to support intensive industrial use.



Ready-to-Operate – Fully paved, fenced, and equipped with drainage and lighting, tenants can move in and activate operations immediately without the need for additional capital improvements.



High Demand Market – Doral continues to be one of South Florida's most competitive industrial submarkets, attracting logistics, e-commerce, and multinational corporations due to its workforce, infrastructure, and central location.

FOR MORE INFORMATION, CONTACT:



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