

FLAGLER STATION

10050 NW 116 Way, Miami
SUITE 18 - OSW2



FOR LEASE
7,000 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 new development consisting of 1.5 million square feet of office and 5 million square feet of retail and distribution space.

PROPERTY HIGHLIGHTS

- ±7,000 SF Available
- ±862 SF of Warehouse
- ±6,138 SF of Office
- 20' Clear Height
- Fully Sprinklered
- 1 Dock Door / 1 Ramp
- 1500 Amp independent power with separate FPL transformer
- On-site property management & security
- Established park with stabilized OPEX
- Available January 1, 2026

For more information, please contact:

STUART GORDON, SIOR
Executive Managing Director
+1 305 333 2919
stuart.gordon@cushwake.com

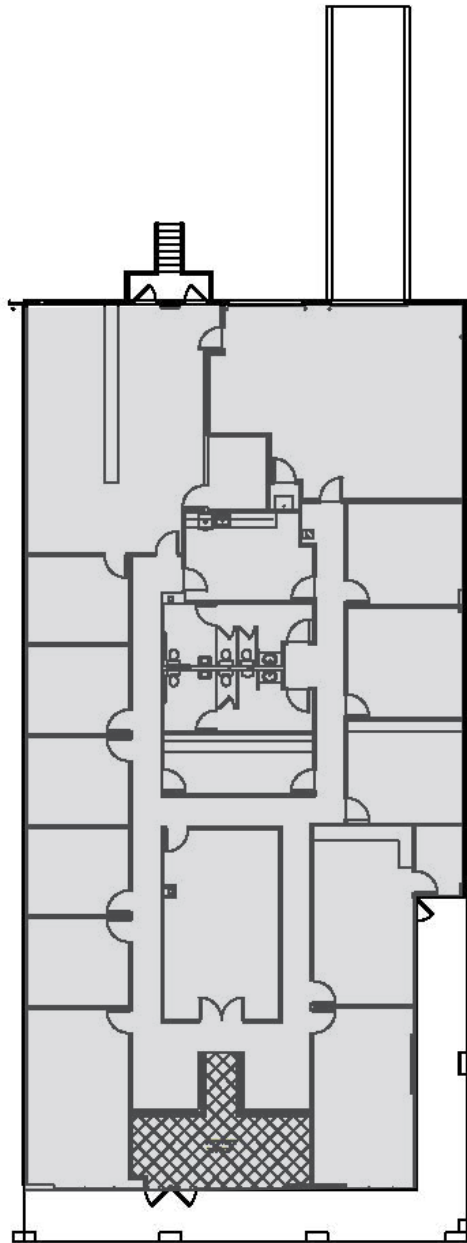
MATTHEW A. BITTEL, SIOR
Managing Director
+1 305 804 1104
matthew.bittel@cushwake.com

CUSHMAN & WAKEFIELD US, INC.
9960 NW 116th Way | Suite 2
Miami, FL 33178
cushwakesouthfl.com | @CushWakeSouthFL

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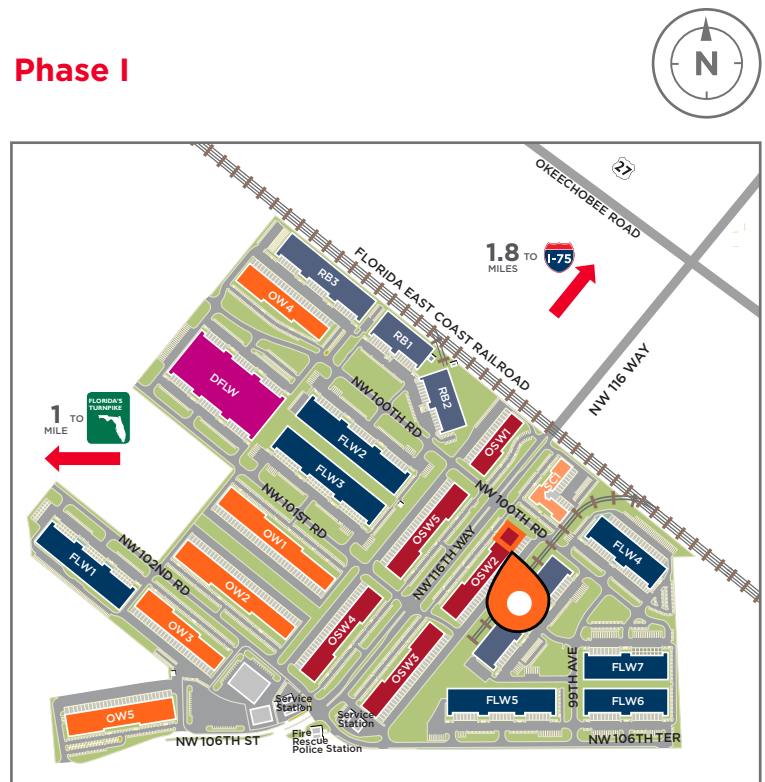
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7,000 SF AVAILABLE



| PROPERTY HIGHLIGHTS | |
|---------------------|-----------|
| TOTAL AVAILABLE | ±7,000 SF |
| WAREHOUSE SIZE | ±862 SF |
| OFFICE SIZE | ±6,138 SF |
| CLEAR HEIGHT | 20' |
| DOCK DOOR | 1 |
| RAMP | 1 |

Phase I



For more information, please contact:

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