

650 NW 27TH AVE, FORT LAUDERDALE, FL 33311



**BUILDING 8,734 ± SQ FT** **LOT SIZE 2.48 ± ACRES**



- UNINCORPORATED (Broward County)
- Zoned "C-1"
- 3 Roll-up Garage Doors 14' W x 16' ± FT
- Renovated 2023 ■ 20' Clear Ceiling Height
- 2,000 gallon bio Diesel Fuel Tank Permitted for Use On Site
- 5,000 gallon bio Fuel Tank Permitted for Use On Site
- Office 2 story (3,364 ± SQ FT) ■ Warehouse (2,720 ± SQ FT)
- Overhang (2,680 ± SQ FT) ■ 22 Parking spots
- Fleet parking available (Price Rates Negotiable)
- Secluded Private Site

- I-95 → 3 Minutes
- I-595 → 10 Minutes
- Ft Lauderdale International Airport → 10 Minutes
- Port Everglades → 12 Minutes
- Turnpike → 9 Minutes

# PRICE NEGOTIABLE



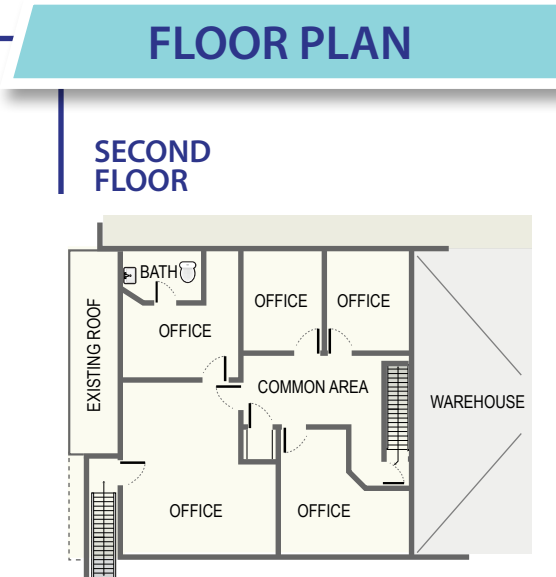
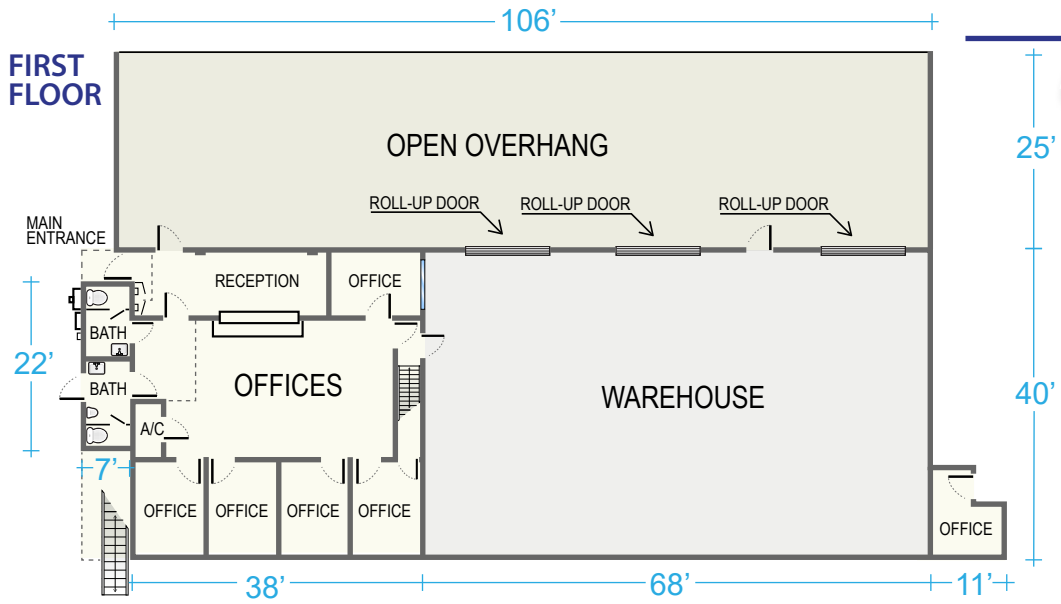
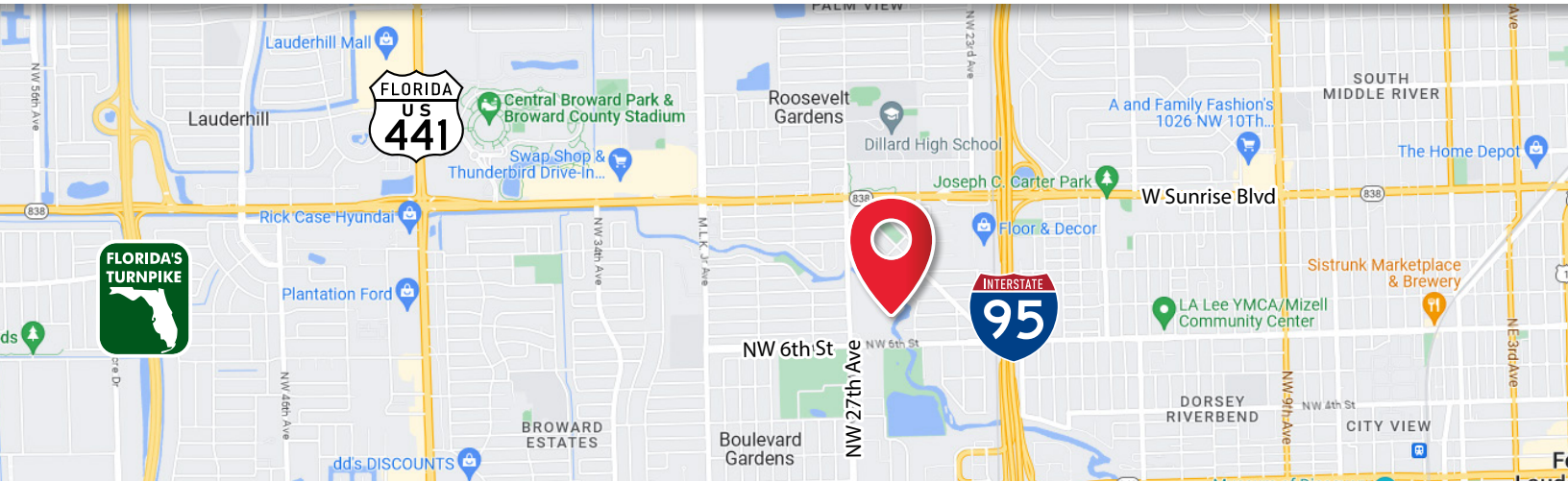
**JOE PELAYO, CCIM, SIOR, C2EX**  
 BROKER  
 trec@joepelayo.com  
**954.224.8773**

**TREC**  
 Total Real Estate  
 Consultants Inc.  
 www.trecfl.com  
 954.341.3294

**GEORGE PELAYO, RENE, MRP**  
 BROKER ASSOCIATE  
 george@trecfl.com  
**954.482.1330**



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