AMERICAS
Commercial Real Estate

FOR LEASE

Industrial Warehouse

6965 NW 43rd Street, Bay 3, Miami, FL 33166



Americas Commercial Real Estate, as the exclusive broker, offers a prime industrial opportunity in the heart of Miami's Airport West submarket. This industrial warehouse features a well-balanced layout with ±500 SF of office space and ±3,907 SF of functional warehouse space. Designed for efficiency and flexibility, the property includes one street-level automatic loading door, 16-foot clear ceiling height, and fully fire-sprinkled coverage under a durable Twin-T roof structure. Additional features such as LED lighting throughout, motion-sensor lights in both the office and warehouse, ample on-site parking, and access to city water and sewer make this property a move-in-ready solution for logistics, distribution, light manufacturing, or trade-related businesses. this property offers exceptional access to major transportation arteries including the Palmetto Expressway (SR 826), Dolphin Expressway (SR 836), and Miami International Airport — just minutes away. This central location provides seamless connectivity to key markets throughout South Florida, making it ideal for businesses that rely on efficient distribution and mobility.

PROPERTY FEATURES

- +/- 4,085 SF Total Building Size
- +/- 500 SF Office
- +/- 3,585 SF Warehouse
- 1 Street Automatic Level Loading Doors
- 16' Clear Ceiling Height
- Fully Fire Sprinkled
- Twin-T Roof Construction
- City Water & Sewer
- Ample Parking
- LED Lights Warehouse
- Sensor Lights (Office + Warehouse)

FOR MORE INFORMATION CONTACT US:

ALEXANDER BERNALDO, SIOR
President
Direct: (786) 337-7877
Alex@AmericasCRE.com

SEAN BERNALDO
Commercial Advisor
Direct: (786) 337-7880
Sean@AmericasCRE.com

MARCEL PEREZ
Commercial Advisor
Direct: (786) 337-7879
Marcel@AmericasCRE.com

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