

FIRST PARK MIAMI

BUILDING 9

9001 NW 87TH AVENUE
MEDLEY, FL 33166



CBRE

FIRST
INDUSTRIAL
REALTY TRUST

B
BUTTERS

OVERVIEW

FIRST PARK MIAMI IS ONE OF THE LARGEST INDUSTRIAL PARKS IN THE AIRPORT WEST SUBMARKET, TOTALING 2.5M SF IN 13 BUILDINGS.



TOTAL: ±126 ACRES



32'-36' CLEAR HEIGHTS



LEED GOLD CERTIFIED



120' - 180' TRUCK COURTS



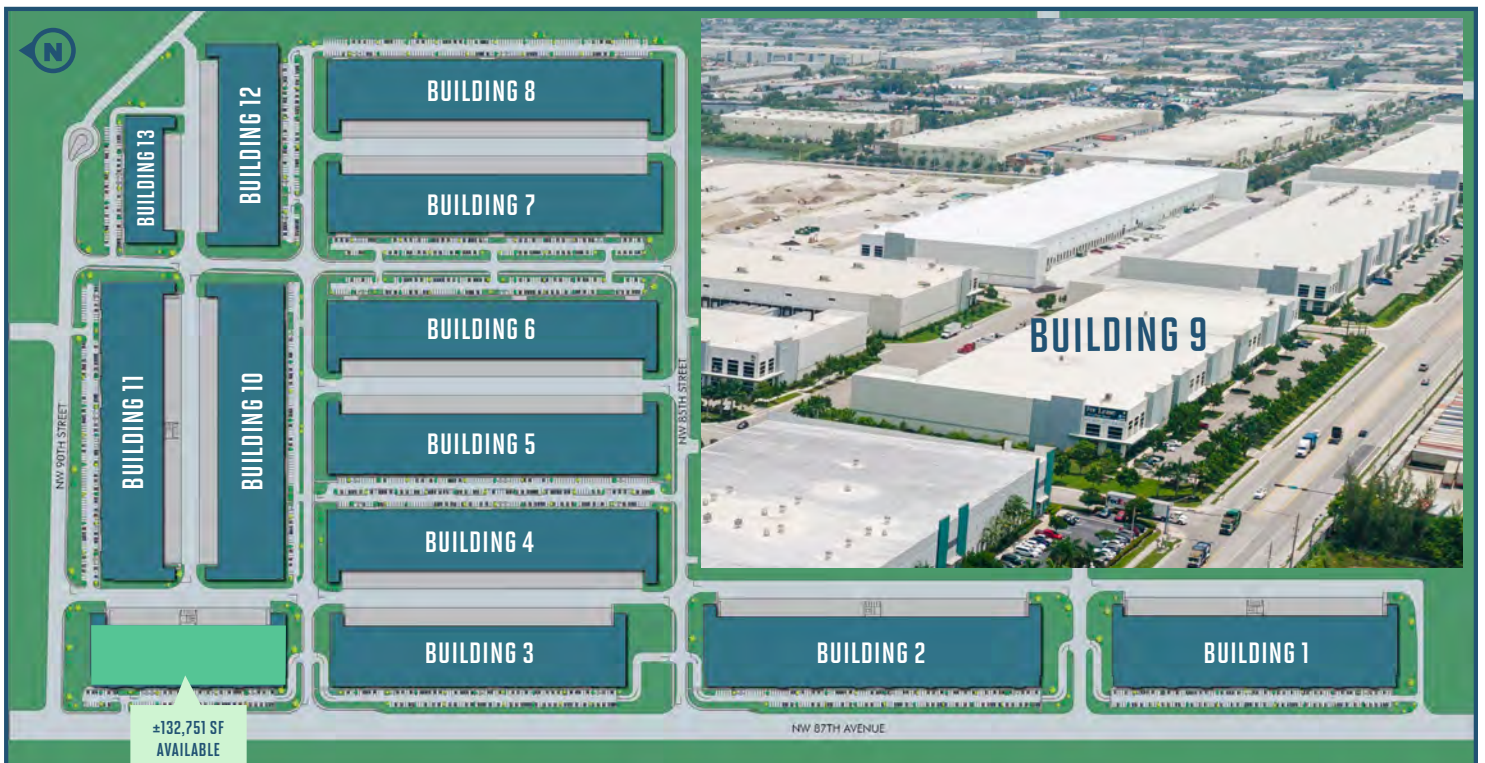
EXTENSIVE DOCK HIGH LOADING



CAMPUS ENVIRONMENT

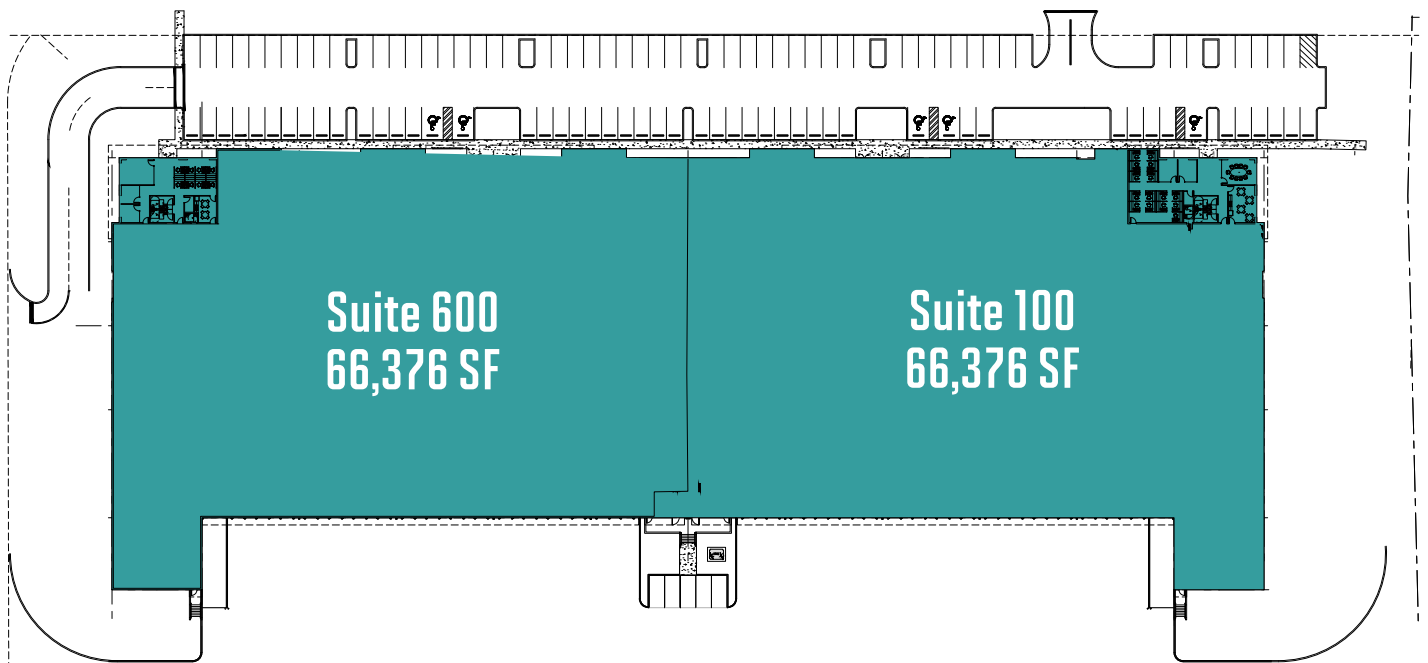


CENTRAL LOCATION



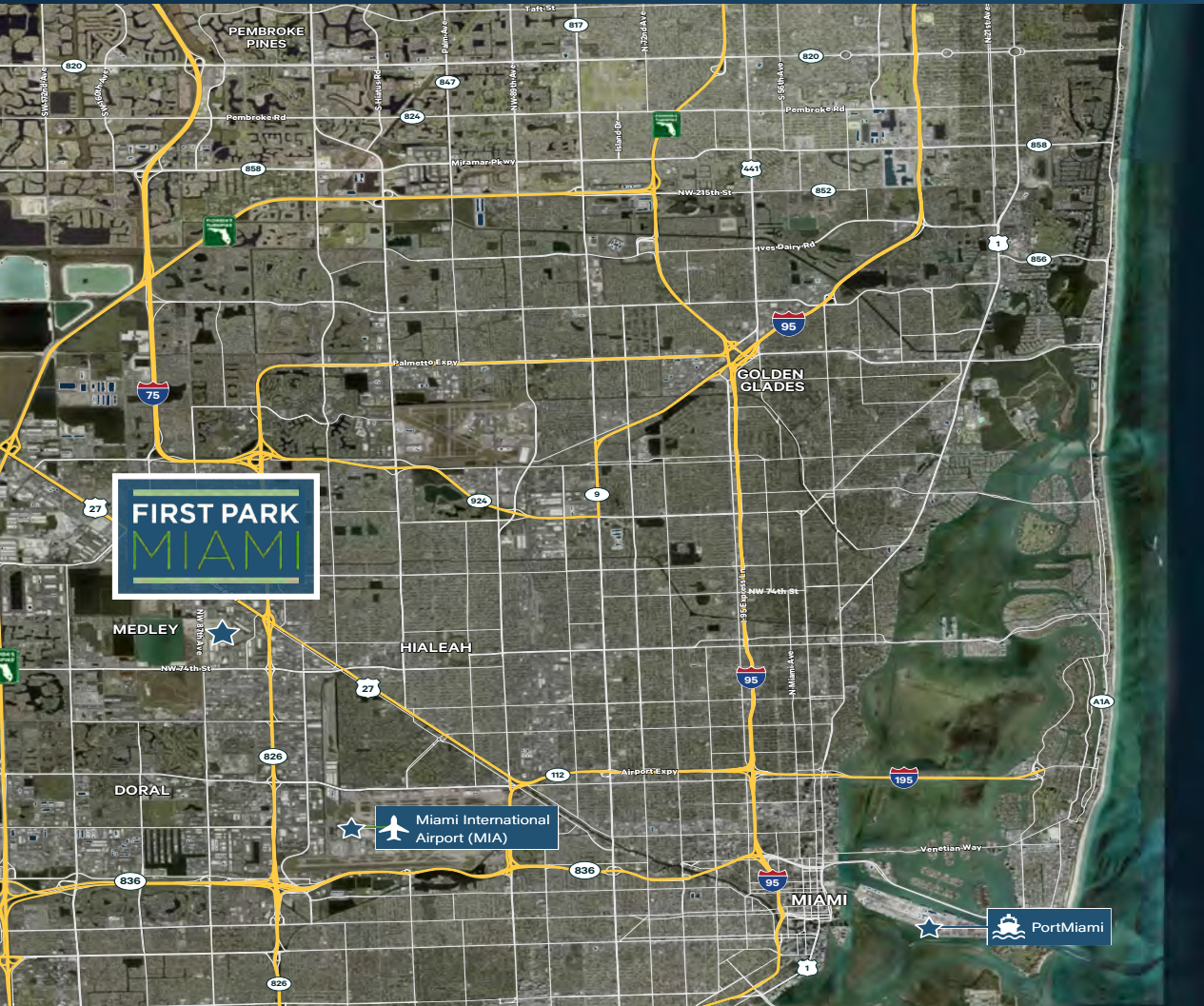
BUILDING 9

	Suite 100	Suite 600
Available:	66,376 SF	66,376 SF
Spec Office:	2,620 SF	1,923 SF
Clear Height:	32'	32'
Loading Docks:	17 docks 1 ramp	17 docks 1 ramp
Bay Size	10,800 SF	10,800 SF
Building Depth:	200'	200'
Lease Rate (NNN):	\$17.95	\$17.95
OpEx (2026):	\$5.25	\$5.25
Available:	June 2027	October 2027



FIRST PARK MIAMI

WWW.CBRE.US/FIRSTPARKMIAMI



LOCATION

826
1 mile

FLORIDA'S TURNPIKE
3 miles

MIA CARGO ENTRANCE
4 miles

836
5 miles

I-75
5 miles

I-95
8 miles

PORTMIAMI
14 miles

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