

# Sample 95 Business Park

±11,342 SF Available

3106 North Andrews Avenue Ext.  
Pompano Beach, FL 33064



## Description

Located just North of Pompano Beach, Sample 95 Business Park includes four buildings, all with great frontage on N Andrews Avenue. With easy access to major highways, the park is a great location for multiple distribution facilities, and warehouses.

## Contact Us

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Owned/Managed by

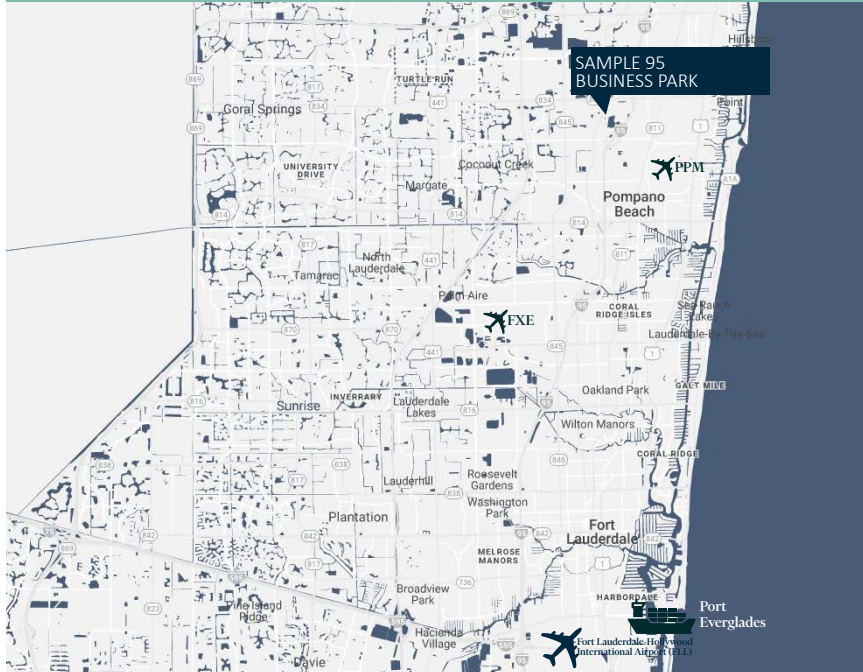
**EASTGROUP**  
PROPERTIES

# SAMPLE 95 BUSINESS PARK

3106 North Andrews Ave Ext. | Pompano Beach, FL 33064

# For Lease

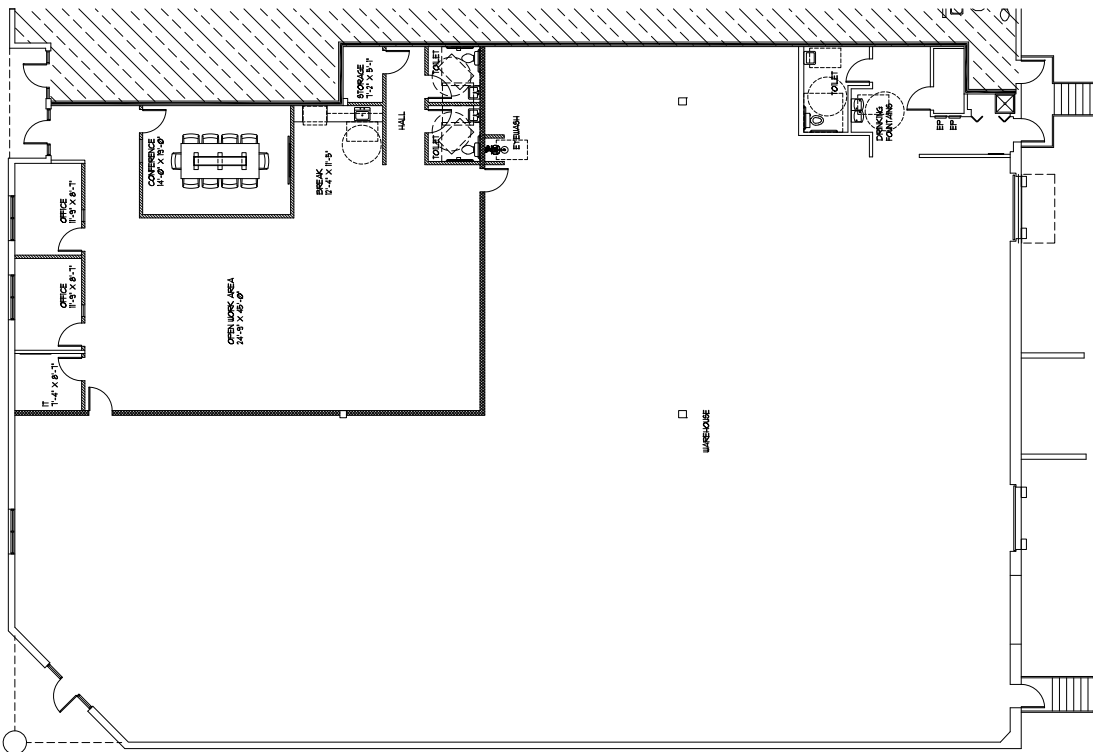
## Property Location



## Property Features

- + ±11,342 SF Available
- + ±3,000 SF office
- + Andrews Avenue frontage
- + ±18' clear height
- + 4.0 / 1,000 Parking Ratio
- + 2 dock-high doors
- + 100 % HVAC
- + Easy access to Sawgrass Expressway and I-95
- + Available April 1, 2025

## Floor Plan



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