

# BRIDGE POINT DORAL

## BUILDING ONE ±366,528 SF



Southwest corner of NW 107th Avenue and NW 41st Street | Doral, FL

## HIGHLIGHTS

- Premier location in one of the fastest growing cities in South Florida
- Immediate Highway Access with close proximity to MIA Cargo Entrance and Port Miami
- Seasoned Developer/Owner with proven national track record of Industrial Development
- Multiple space sizes available, including up to ±1.4 MSF Built-to-Suit Options
- Single and Multi-Tenant Building configurations available



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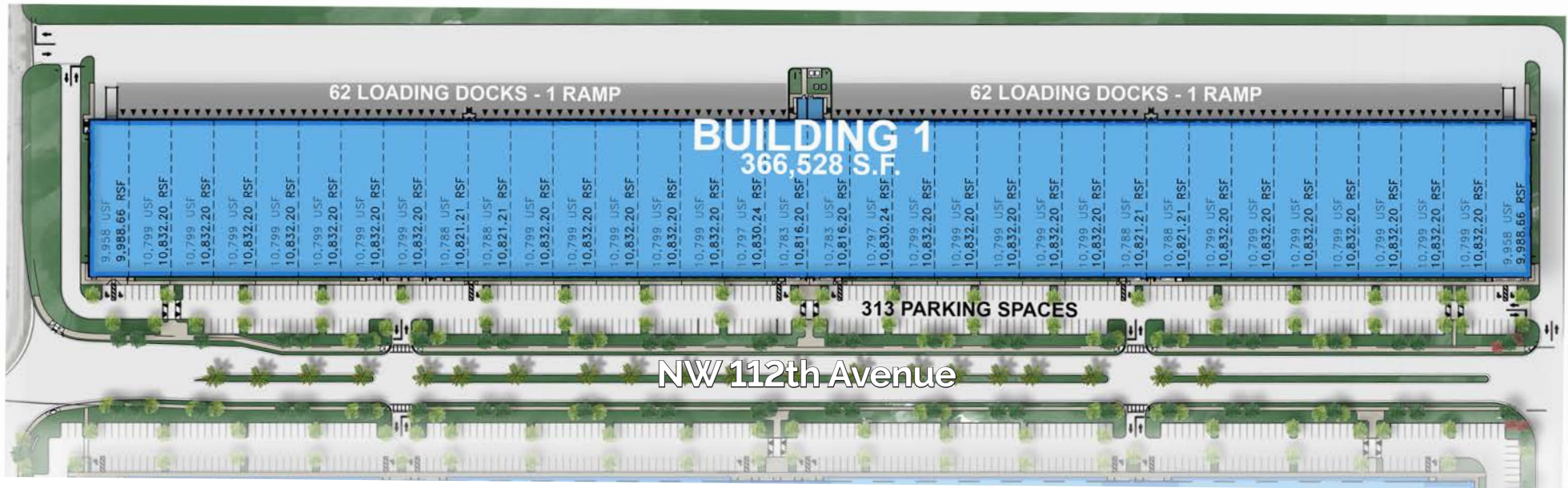
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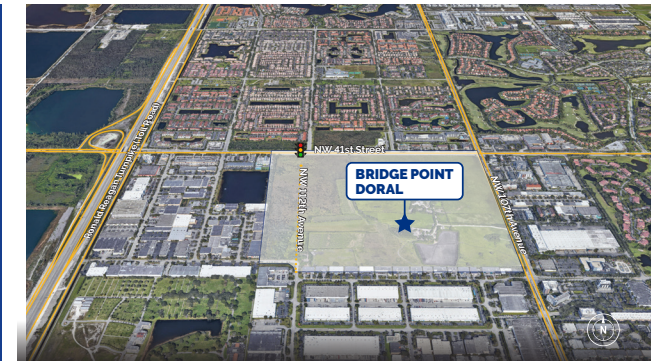


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## BUILDING 1 FEATURES

- Spec Office: 2,000 - 2,500 SF
- Clear Height: 36'
- Loading Doors: 124
- Ramps: Two (2) 12'x14" OH Door
- 60' Staging Bay
- Car Parking: 312 Spaces
- Building Depth: 200'
- Column Spacing: 54'
- 120' Non Cross Shared Truck Court
- ESFR Fire Protection



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# BRIDGE POINT DORAL

## BUILDING TWO ±425,472 SF



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# BRIDGE POINT DORAL

## BUILDING TWO ±425,472 SF

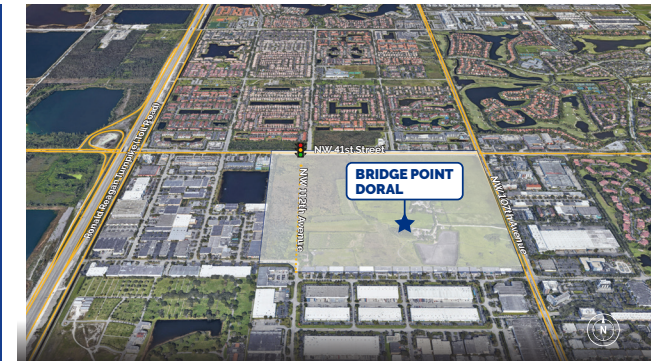


Southwest corner of NW 107th Avenue and NW 41st Street | Doral, FL



## BUILDING 2 FEATURES

- Spec Office: 2,000 - 2,500 SF
- Clear Height: 36'
- Loading Doors: 120
- Ramps: Two (2) 12'x14" OH Door
- 60' Staging Bay, Column Spacing: 54'
- Car Parking: 383 Spaces
- Building Depth: 240'
- 120' Non Cross Shared Truck Court
- Up to 135 Trailer Parking
- ESFR Fire Protection



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# BRIDGE POINT DORAL

## BUILDING FIVE ±276,359 SF



Southwest corner of NW 107th Avenue and NW 41st Street | Doral, FL

## HIGHLIGHTS

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- Seasoned Developer/Owner with proven national track record of Industrial Development
- Multiple space sizes available, including up to ±1.4 MSF Built-to-Suit Options
- Single and Multi-Tenant Building configurations available



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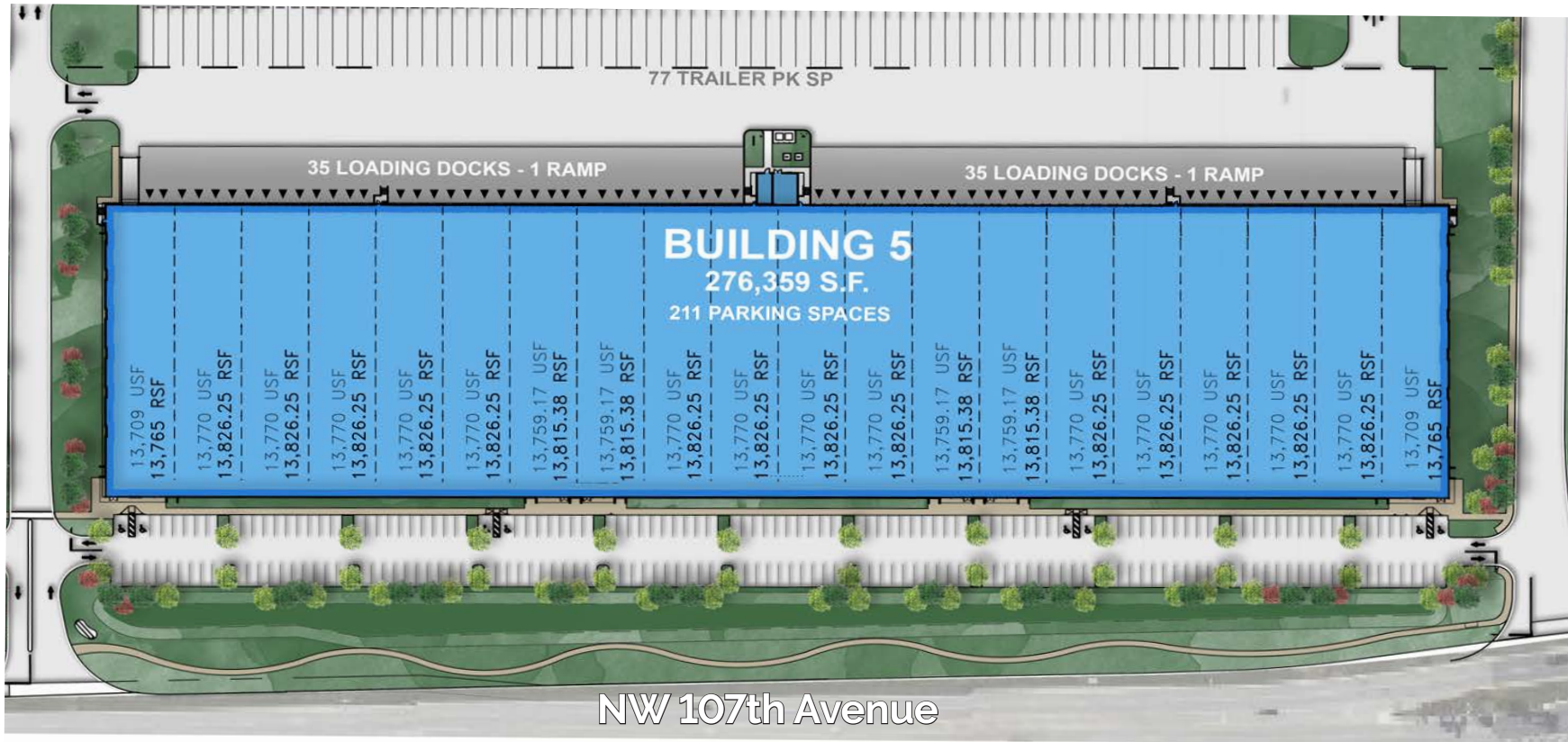
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# BRIDGE POINT DORAL

## BUILDING FIVE ±276,359 SF

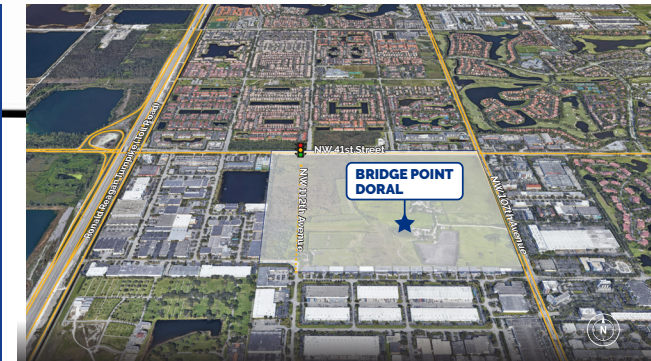
**BRIDGE**

Southwest corner of NW 107th Avenue and NW 41st Street | Doral, FL



## BUILDING 5 FEATURES

- Spec Office: 2,000 - 2,500 SF
- Clear Height: 36'
- Loading Doors: 70
- Ramps: Two (2) 12'x14" OH Door
- 60' Staging Bay, Column Spacing: 54'
- Car Parking: 211 Spaces
- Building Depth: 255'
- 120' Non Cross Shared Truck Court
- Up to 49 Trailer Drops Available
- ESFR Fire Protection



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**CUSHMAN & WAKEFIELD**

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# BRIDGE POINT DORAL

## BUILDING SIX ±166,220 SF



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