

OFFICE/WAREHOUSE FOR SUBLEASE

11014 NW 33RD STREET #102, MIAMI, FL 33172

Kaizen
REALTY PARTNERS



OFFERING SUMMARY

Available SF: Fully Leased

Lease Rate: N/A

Year Built: 1995

PROPERTY OVERVIEW

Class "A" Office/ Warehouse within Prologis Beacon Industrial Park for Sub-Lease. Lease expires October 2017.

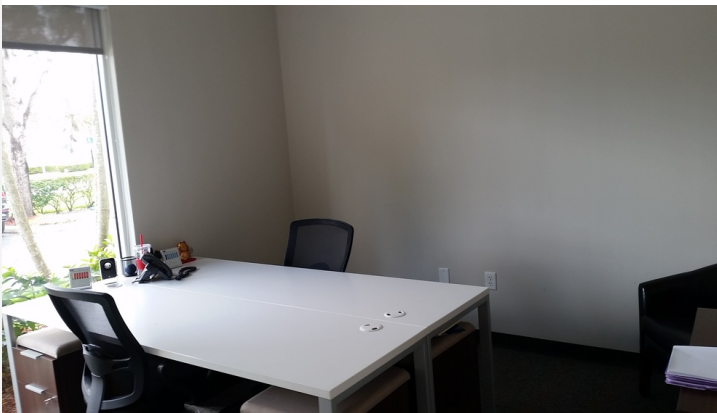
PROPERTY HIGHLIGHTS

- Beautiful Upgraded Offices
- Small Kitchen Area
- 24' Clear Ceilings
- 3 Dock High Doors
- 1 Concrete Ramp
- Ample Parking

ADDITIONAL PHOTOS

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LOCATION MAPS

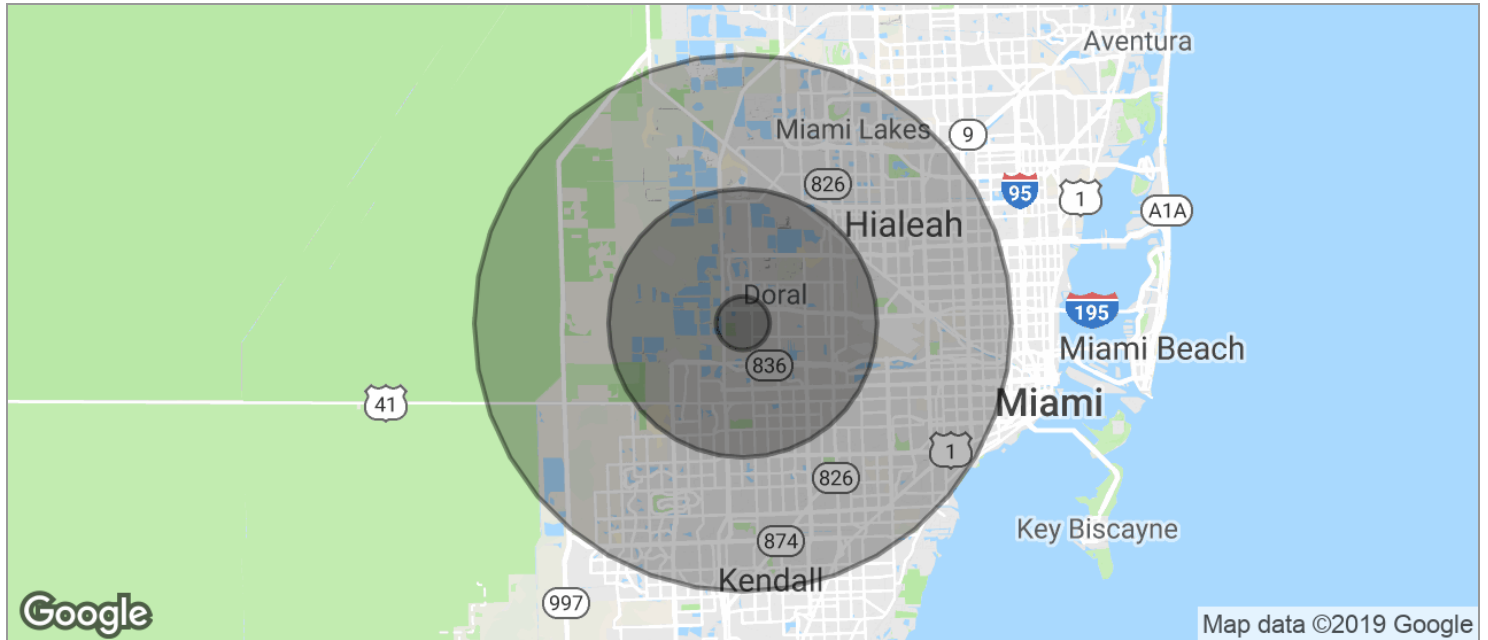
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DEMOGRAPHICS MAP

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POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	5,537	243,282	1,209,195
MEDIAN AGE	32.8	39.7	40.1
MEDIAN AGE (MALE)	31.5	37.5	38.1
MEDIAN AGE (FEMALE)	33.8	41.2	41.8
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	1,800	78,285	398,784
# OF PERSONS PER HH	3.1	3.1	3.0
AVERAGE HH INCOME	\$97,718	\$63,010	\$61,583
AVERAGE HOUSE VALUE	\$392,681	\$293,886	\$330,594

* Demographic data derived from 2010 US Census