

# 42,761 SF

## Industrial Space For Lease



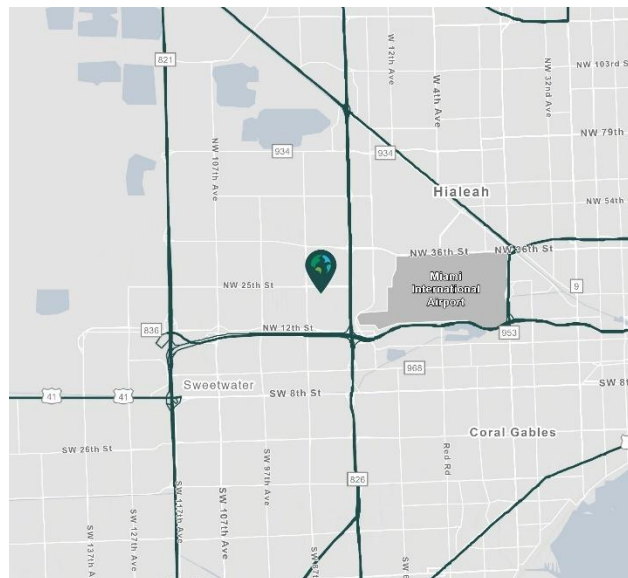
### Prologis Beacon Centre 15



8530 – 8578 NW 23<sup>rd</sup> Street  
Doral, FL 33126 USA

#### LOCATION

- Easy access to Miami International Airport and PortMiami
- Direct access to SR 836 (Dolphin Expressway), with easy access to SR 826 (Palmetto Expressway), and Florida's Turnpike



#### FACILITY

- Suite 8530
- ±42,761 SF available; inclusive of ±7,881 SF of office
- **Corner unit**
- 24' Clear height
- 15 Dock high doors, inclusive of 1 ramp
- Column spacing 42' X 36'
- Car parking ratio 1.31 : 1,000
- Rear loading / Shared truck court
- Truck court depth 140'
- Available December 2025

#### ADVANTAGES AND AMENITIES

- Beacon Centre is a 205 acre secured master-planned business park located in the heart of the Airport West /Doral submarket.
- Nearby amenities include numerous restaurants, hotels, banks and shopping centers.
- Prologis Clear Lease® – Know your lease expenses and capital cost with greater certainty before your sign.



Scan the QR code for more info!

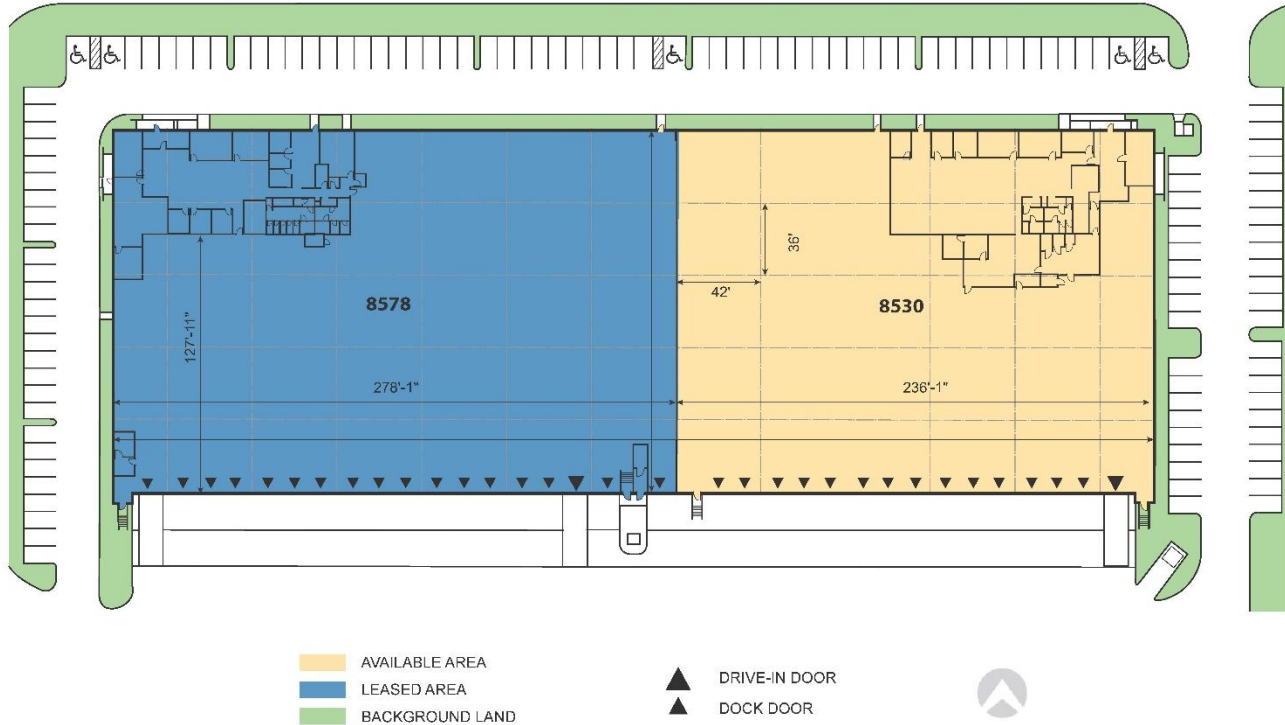
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