

# MODLO AIR

## LOGISTICS CENTER

7777 NW 41st Street  
Doral, FL 33166



WATCH PROPERTY VIDEO



CLASS A  
INDUSTRIAL BUILDINGS  
FOR LEASE

+/- 495,000 SF



CBRE

[CBRE.US/MODLOAIRLOG](https://www.cbre.us/modloairlog)

# PROJECT HIGHLIGHTS

MADE TO MEET THE NEEDS OF MODERN SUPPLY CHAINS,  
WE'RE MODLO - MODERN LOGISTICS.

- Divisible to 40,000 SF
- 23.43 Acres
- 36' Clear Height
- 120'-180' Truck Courts
- 54' Column Spacing
- Campus Environment
- June 2022 Delivery





## BUILDING 1

BUILDING SIZE:	171,254 SF
SPEC OFFICE:	3,300 SF
CLEAR HEIGHT:	36'
LOADING:	38 DOCK DOORS 2 DRIVE-INS
CAR PARKING:	170
AVG BAY SIZE:	11,826 SF
BUILDING DEPTH:	219'
AVAILABLE:	JUNE 2022

## BUILDING 2

BUILDING SIZE:	173,716 SF
SPEC OFFICE:	3,300 SF
CLEAR HEIGHT:	36'
LOADING:	42 DOCK DOORS 2 DRIVE-INS
CAR PARKING:	206
AVG BAY SIZE:	11,826 SF
BUILDING DEPTH:	219'
AVAILABLE:	JUNE 2022

## BUILDING 3

BUILDING SIZE:	150,103 SF
SPEC OFFICE:	1,150 SF
CLEAR HEIGHT:	36'
LOADING:	30 DOCK DOORS 2 DRIVE-INS
CAR PARKING:	152
AVG BAY SIZE:	11,826 SF
BUILDING DEPTH:	219'
AVAILABLE:	JUNE 2022

