



Tires Plus

7520 W State Road 84, Plantation, FL 33317

COMPASS



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Tires Plus

\$25.00 /SF/Yr

Available to lease Tires Plus building located on a busy shopping center in Plantation next to CarMax, Costco. High visibility from Interstate-595 (26,000 TRAFFIC COUNT daily) via the building signage, monument and billboard. Current tenant is month to month. Landlord is seeking long term lease only. 169 linear SF on State Rd 84, 15 parking spaces, Air Conditioning, Roof was done in 2019. Tenant is responsible for all expenses, this is a full NNN lease. No association....

- Excellent Location
- Freeway Visibility
- Free Stating Building



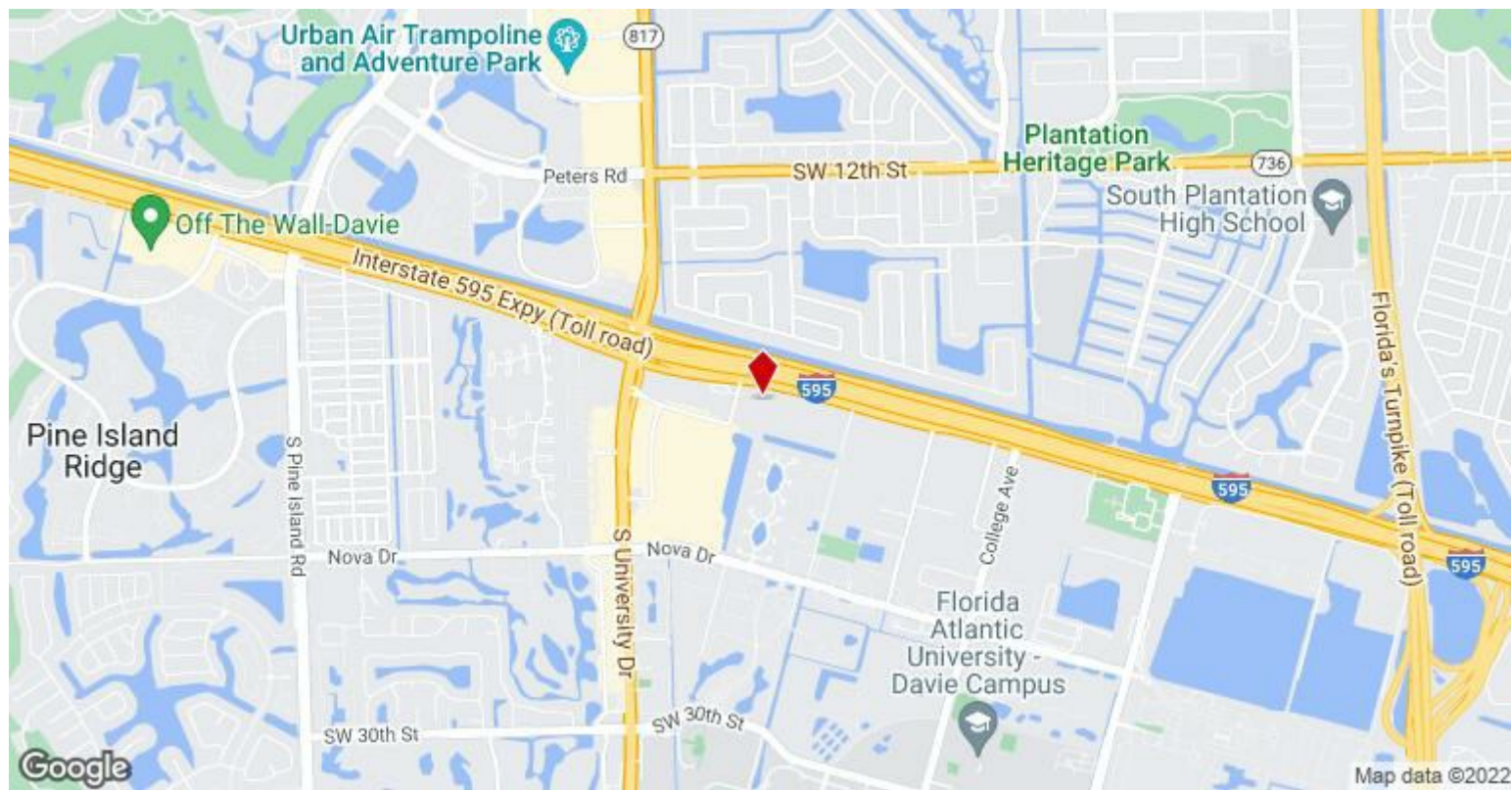
State Hwy 84
25 K daily traffic



Rental Rate:	\$25.00 /SF/Yr
Property Type:	Retail
Property Subtype:	Auto Repair
Gross Leasable Area:	11,280 SF
Year Built:	1995
Walk Score ®:	56 (Somewhat Walkable)
Transit Score ®:	31 (Some Transit)
Rental Rate Mo:	\$2.08 USD/SF/Mo

1st Floor

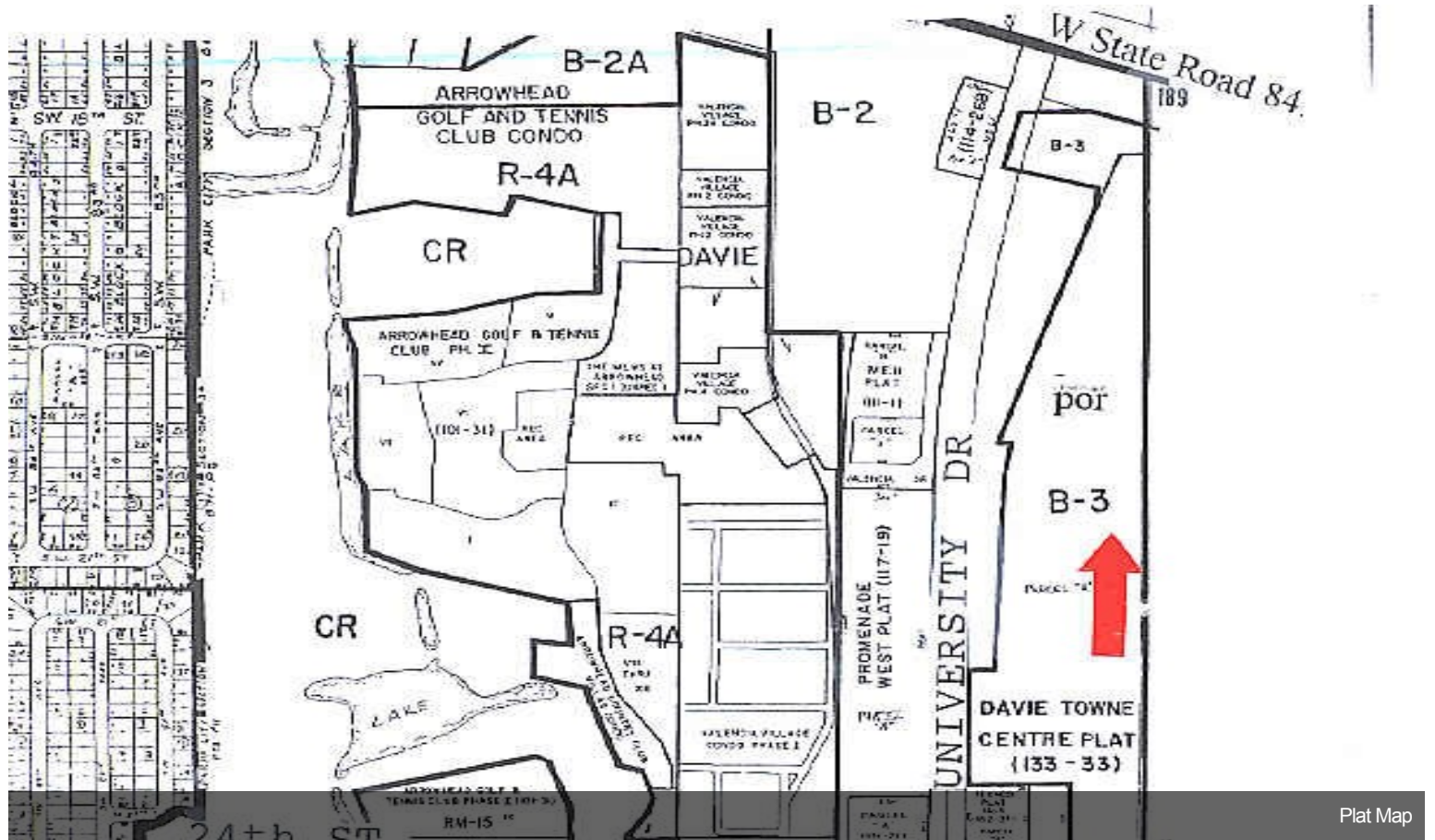
Space Available	11,280 SF
Rental Rate	\$25.00 /SF/Yr
Date Available	60 Days
Service Type	Triple Net (NNN)
Built Out As	Specialty
Space Type	Relet
Space Use	Retail
Lease Term	10 - 30 Years



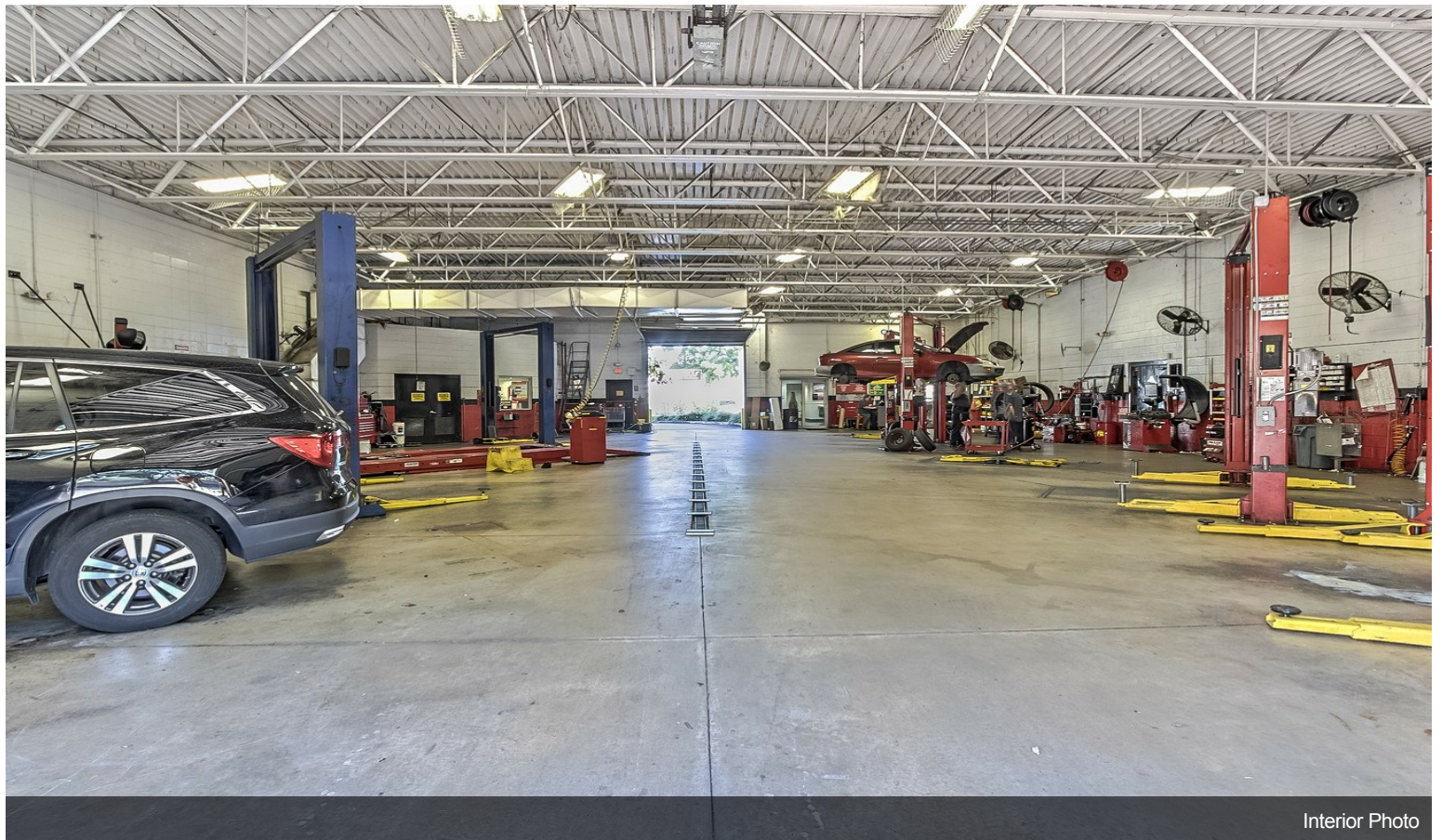
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Property Photos



Plat Map

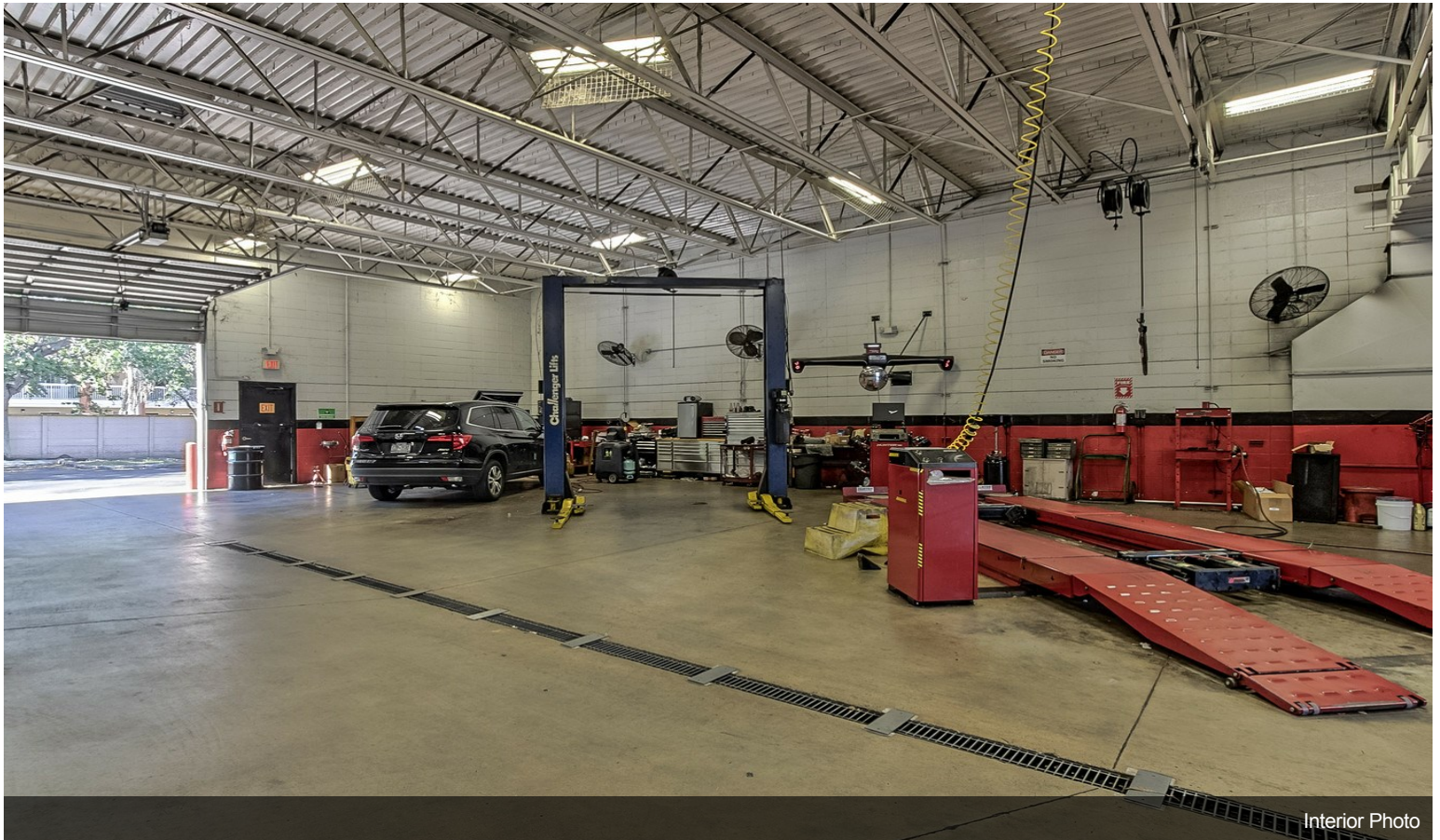


Interior Photo

Property Photos

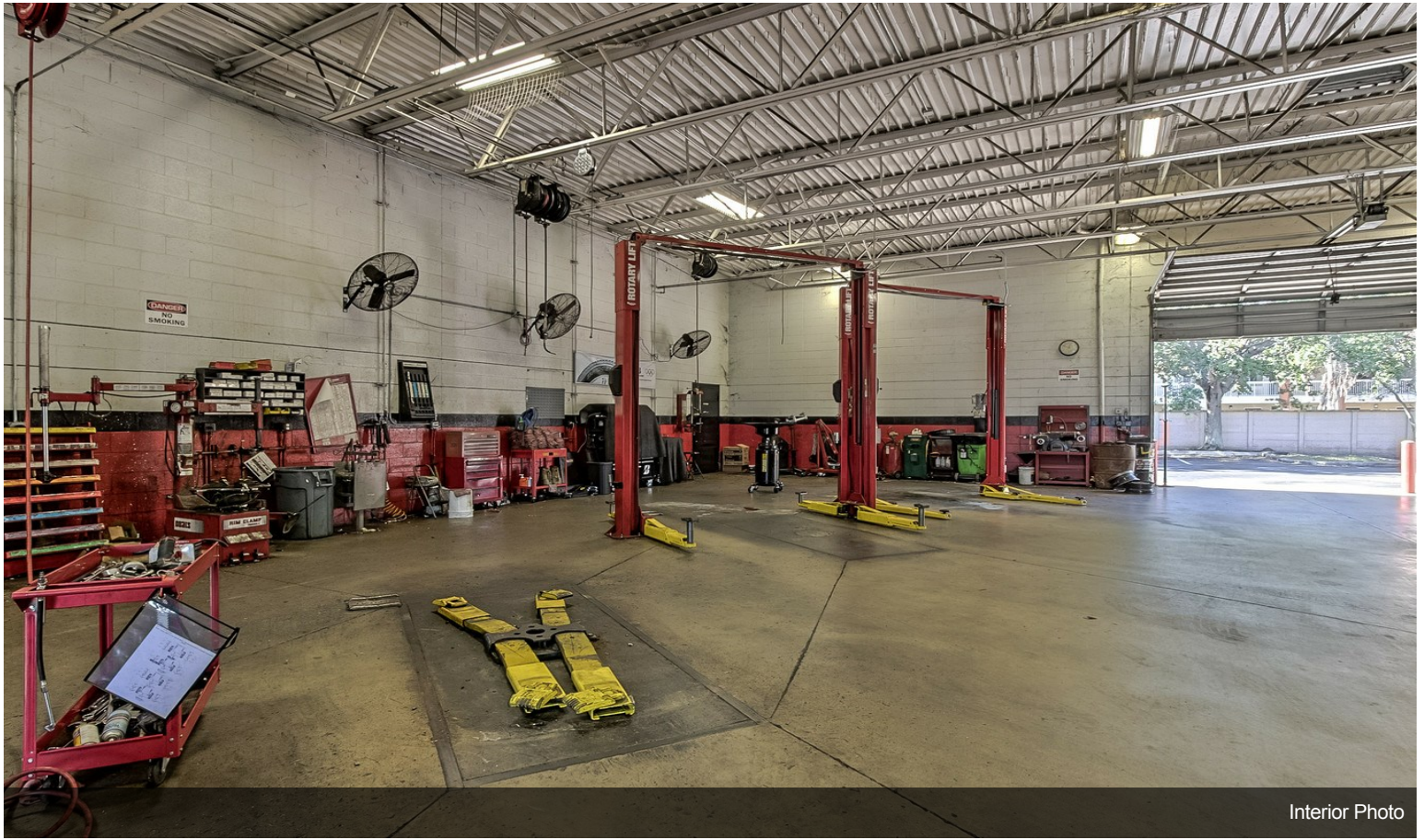


Interior Photo



Interior Photo

Property Photos



Interior Photo



Building Photo

Property Photos



Building Photo



Building Photo

Property Photos



Other



Aerial

Property Photos

