




Warehouse For Sale in Kendall
August 2025

For sale

Freestanding Warehouse
±9,100 SF Available

14141 SW 142nd Street
Miami, FL 33186

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Outstanding Investment or Owner-User Opportunity in Kendall

This exceptional 9,100 SF freestanding warehouse presents a compelling investment opportunity in the heart of Kendall's thriving industrial corridor.

The property sits on a substantial 22,215 SF lot and features impressive 26' clear ceiling heights, providing optimal functionality for a wide range of industrial operations

Strategic Location Advantages

The property benefits from excellent connectivity to South Florida's major transportation arteries, including Florida's Turnpike, SR874, Miami International Airport, and the Port of Miami



Area Overview

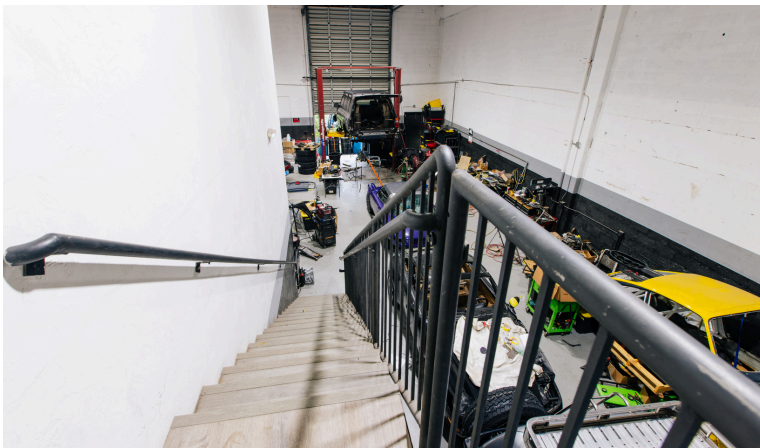
Market Demographics

Kendall, located in Miami-Dade County, serves as a major residential and commercial hub with a population exceeding 100,000 residents. The area boasts a diverse demographic profile with a median household income of approximately \$85,000 and strong Hispanic representation reflecting Miami's multicultural character. The surrounding trade area benefits from proximity to over 2.7 million residents within Miami-Dade County.

This strategically positioned industrial asset offers immediate access to South Florida's extensive logistics network while serving one of the region's most established and densely populated submarkets.

Property Features

- IU-C Zoning
- Zoning allows many industrial uses
- Located on 22,215 SF lot size
- 26' clear ceiling height
- Street level, front-loading
- Existing grease trap
- 1.44/1,000 SF parking ratio
- Currently being occupied by high-end body shop
- Cul-de-Sac location



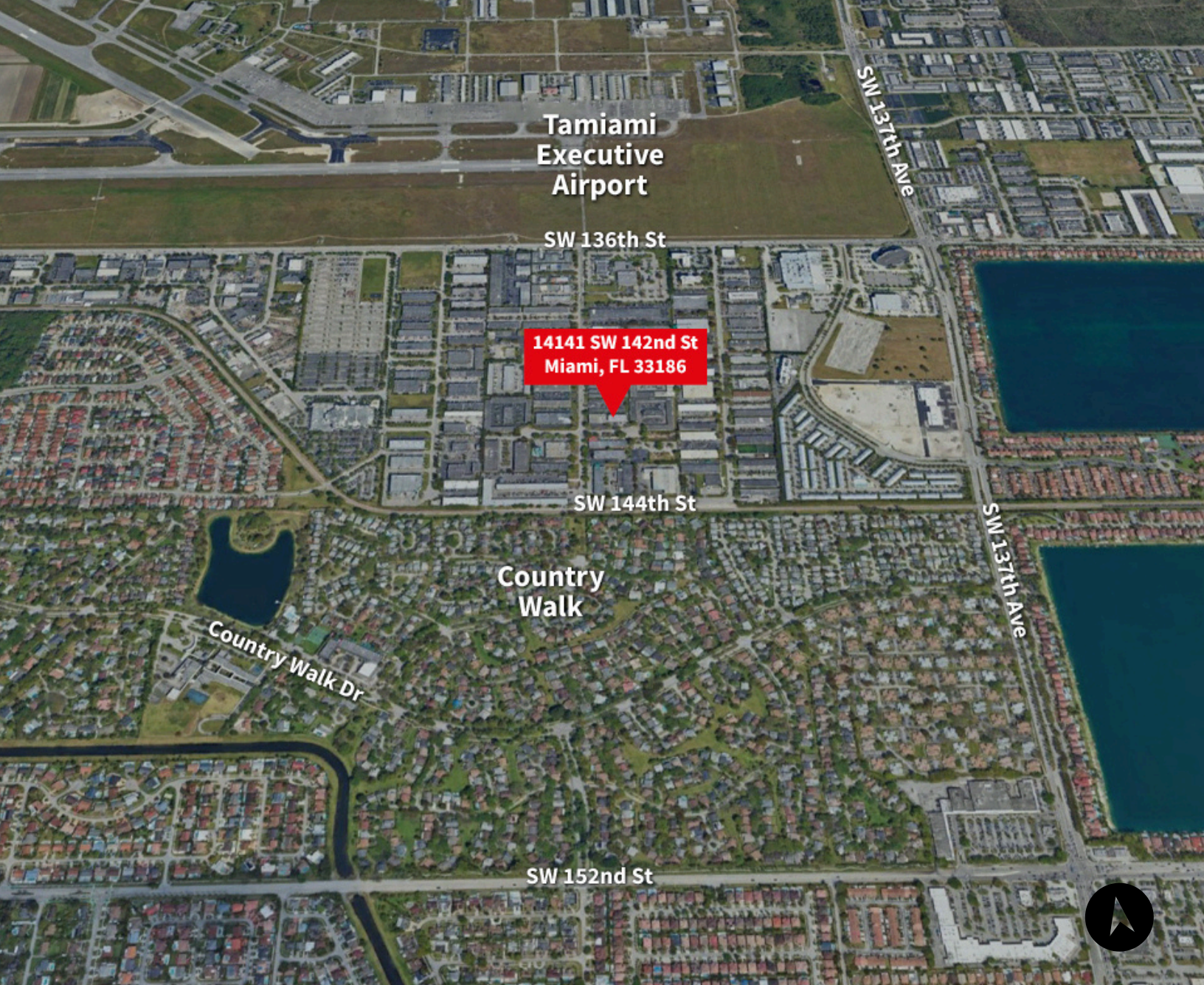
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Tamiami
Executive Airport

Subject
Property

Accessibility & Drive Times

Florida's Turnpike	5 minutes
Dadeland Mall	15 minutes
Miami International Airport	10 minutes
Downtown Miami	25 minutes
Port of Miami	30 minutes



2025 Demographics

	15-minute drive	30-minute drive	60-minute drive
Estimated population	164,627	1,163,064	4,025,077
Estimated houtholds	56,608	421,246	1,636,526
Est. Average HH income	\$121,090	\$125,910	\$114,433
Median Age	42	42	42

Get in touch

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