

±3.32 ACRES VACANT LAND FOR SALE • *Approved for 45 units/acre Multi-Family!*

WEST COMMERCIAL BLVD.

W. Commercial Blvd.

LAUDERHILL, FLORIDA 33351



PROPERTY HIGHLIGHTS:

- ±3.32 Acres selling as a whole
- 5 Lots of ±29,000 SF each with 100 feet of frontage
- Lots also approved for multi-family development / 45 units per acre, mixed use retail or office
- Will consider build-to-suit leaseback/sale
- Zoned: CG, City of Lauderdale
- On busy Commercial Blvd. near N. University Drive
- Convenient to Florida's Turnpike and I-75

Sale Price ±3.32 Acres:

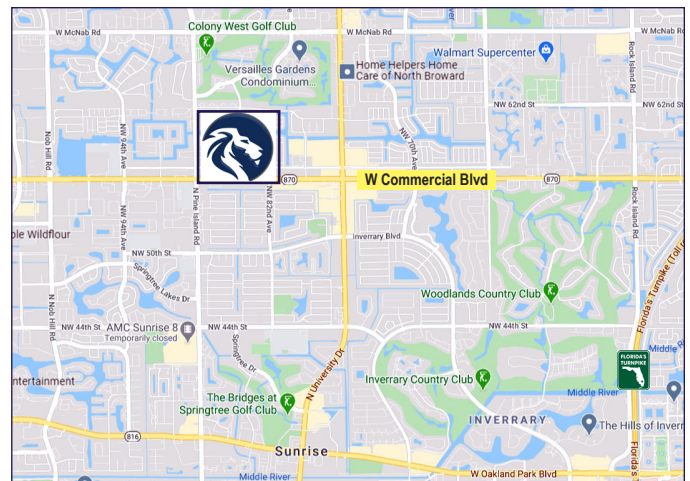
\$6,500,000

CONTACT:

Todd H. Weaver, Principal

954 205 4289

todd@weavermorrison.com



WEAVER • MORRISON



COMMERCIAL REAL ESTATE

WEAVER • MORRISON COMMERCIAL REAL ESTATE

2972 NW 60th Street • Fort Lauderdale, FL 33309

954 686 9300 www.weavermorrison.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

±3.32 ACRES VACANT LAND FOR SALE • *Approved for 45 units/acre Multi-Family!*

WEST COMMERCIAL BLVD.

W. Commercial Blvd.

LAUDERHILL, FLORIDA 33351



THE FOLLOWING REPORTS ARE AVAILABLE FOR QUALIFIED BUYERS:

- Phase I Environmental Site Assessment
- Updated Survey
- Site Plan
- Tree Inventory Plan
- City of Lauderhill Tree Removal Permit
- WGI Site Assessment



WEAVER • MORRISON



COMMERCIAL REAL ESTATE

Todd H. Weaver, Principal

954 205 4289

todd@weavermorrison.com

±3.32 ACRES VACANT LAND FOR SALE • *Approved for 45 units/acre Multi-Family!*

WEST COMMERCIAL BLVD.

W. Commercial Blvd.

LAUDERHILL, FLORIDA 33351



LOCATION OVERVIEW

Located along the south side of West Commercial Boulevard, between North University Drive and North Pine Island Road. Less than two miles east of the Sawgrass Expressway.

Lots also approved for multi-family development / 45 units per acre, mixed use retail or office.

CITY INFORMATION

City:	Lauderhill
Market:	South Florida
Traffic Count:	50,000
Submarket:	West Broward
Cross Streets:	W. Commercial Blvd., N. Pine Island Rd. & N. University Dr.
Side of Street:	South

WEAVER • MORRISON



COMMERCIAL REAL ESTATE

Todd H. Weaver, Principal

954 205 4289

todd@weavermorrison.com