



**greencAPITAL**  
Realty Advisors

Commercial Real Estate  
and Construction Services

# Freestanding Office Building 1518 SW 2<sup>nd</sup> Ave Dania Beach, FL 33004 (Fronting Sheridan St)

For more information  
please contact:

## Steven A. Leeds

Licensed Real Estate Broker  
Certified Building Contractor

2799 NW 2<sup>nd</sup> Avenue  
Suite 213  
Boca Raton, FL 33431

📞 561.998.2427

📠 561.465.2034

✉️ Steve@greencapitalrealty.com

🌐 Greencapitalrealty.com



## AVAILABLE FOR LEASE, GROUND LEASE OR BUILD TO SUIT

- 1,048 Sq Ft
- Large lot 13,000 Sq ft
- Great location- easy access

## Features

## Zoning

Residential Office

## Daily Traffic Count

37,521 Cars per day

[www.greencapitalrealty.com](http://www.greencapitalrealty.com)

Subject to errors, omissions, prior withdrawal, lease or sale without notice

