

DID YOU KNOW...?

July 2005

Rowley Group, LLC is pleased to enclose our July Newsletter. The 'Did You Know' Report will highlight significant commercial real estate transactions in South Florida. We hope you can benefit from the information.

Broward County

- √...that 18 rental apartment units sold for \$355,000 per unit on 14th Street in Ft. Lauderdale?
- √...that a 11,000 sf warehouse sold for \$137.00 psf on Powerline Road in Pompano Beach?
- √...that a 26,000 sf office building sold for \$102.00 psf at 8358 W. Oakland Park Boulevard in Ft. Lauderdale?
- √...that a 60,081 sf office building sold for \$139.81 on US 1 and 49th Street in Ft. Lauderdale?
- √...that a 75,283 sf office building sold for \$98.96 psf on 17th Street Causeway in Ft. Lauderdale?
- √...that a 52,400 sf office building sold for \$64.50 psf on N. US 1 in Lighthouse Point?
- √...that a 18,525 sf warehouse sold for \$113.36 psf on W. McNab Road in Pompano Beach?

Dade County

- √...that a 31,402 sf office building sold for \$176.42psf on N.W. 57th Avenue in Miami?
- √...that 1.79 acres of commercial land sold for \$109.26 psf on S.W. 124th Avenue between 84th and 85th Street in Miami?
- √...that a 37,000 sf office building sold for \$486.00 psf at 1550 Biscayne Boulevard in Miami?
- √...that a 99,873 sf warehouse sold for \$102.13 psf on N.W. 30th Terrace in Doral?
- √...that a 284,539 sf office building sold for \$79.50 psf at 11900 Biscayne Boulevard in North Miami?
- √...that a 20,493 sf parcel was sold for \$390.38 psf on N.E. 34th Street in Miami?

Palm Beach County

- √...that 10 acres of vacant land sold for \$5.74 psf on W. Atlantic Avenue between Persimmon and Tall Oak avenue in Delray Beach?
- √...that a 30,000 sf medical office building sold for \$134.50 psf on Seacrest Boulevard in Boynton Beach?
- √...that a 86,970 sf mixed-use complex sold for \$201.22 psf on Alternate A1A in Jupiter?

- √...that the Bank of America Building totaling 115,553 sf sold for \$303 psf on E. Palmetto Park road in Boca Raton?
- √...that a 11,862 sf office building sold for \$291.00 psf on University Drive in Coral Gables?
a 25,564 sf warehouse sold for \$100.53 psf on N.W. 109th avenue in Doral?
- √...that 7.34 acres of vacant commercial land sold for \$62.55 psf on Renaissance Commons Boulevard, east of Congress avenue in Boynton Beach?

We hope the above information has been helpful to you in staying abreast of current commercial real estate conditions in SOUTH FLORIDA. Please call Pike Rowley, MCR, President/CEO of Rowley Group, LLC. if we can be of service to you via leasing, disposition, acquisition, management, or development of commercial real estate. (954) 990-2101