



**\$4,495,000**

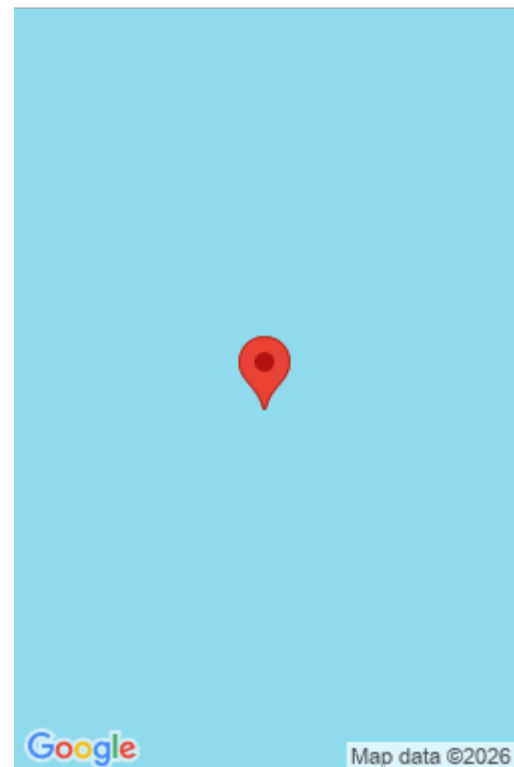
## **842 7TH TERRACE, FORT LAUDERDALE, FL, 33311**

<https://comwire.com>

Industrial opportunity in Fort Lauderdale with rare, grandfathered junkyard/salvage license included. Clean environmental history and recent surveys available. NNN tenant in place through July 31, 2026, offering income now with end-user occupancy available at lease expiration. One-story +/-11,164 SF building on +/-32,980 SF lot with appr 17,500 sf of secure outside storage and new roof.

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- Active
- 11133.00 sq ft



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## Basics

**Listing updated:** February 13, 2026 at 10:45 am

**Year built:** 1990

**Listing Office Id:** 276663115

**Building size (SF):** 11133.00 sq ft

**For Sale:** Yes

**Listing Office Name:** Atlantic Waterfront Properties

**Days on Comwire:** 69

**Status:** Active

**Date added:** February 13, 2026 at 7:58 am

**Lot size:** 0.76 sq ft

**For Lease:** No

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## Building Details

**Type:** Industrial

**Building Type:** Automotive, Building Trades, Free Standing, Industrial, Industrial / Mfg, Manufacturing-Heavy, Mini Warehouse, Office Space

**Stories:** 1.0

**Heating:** Central, Zoned

**Floor covering:** Ceramic Tile, Concrete

**Roof:** Comp Rolled

**Real Estate Taxes:** \$34,831

**Tax Year:** 2025

**Cooling:** Ceiling Fan,Central Building,Zoned

**Docs Available:** Enviro. Audit-PH1,Survey

**Info Available:** Copies of Lease,Deed,Existing Survey,Photos

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## Additional Info

**Listing Agent Phone:** (954) 651-4789

**Listing Office:** Atlantic Waterfront Properties

**MLS Source:** Realtor Association of the Palm Beaches (RAPB)

