

# South Dade News Leader

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# NEWS LEADER

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## ParkSouth breaks ground in Homestead's Park of Commerce

By MIKE DILL  
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Two weeks ago, Homestead's Park of Commerce got a little bigger with the ground breaking of the ParkSouth property.

When finished, ParkSouth will be a 1.4 million square-foot commercial real estate development with leasing opportunities.

More than 100 people were on hand for the ground breaking including city officials, employees, prospective buyers and more.

"This is a great day for the City of Homestead," said Homestead Mayor Lynda Bell. "We are proud to welcome ParkSouth into our city. This is just another step in bringing more commercial and

jobs to Homestead."

ParkSouth offers various options for industrial build-to-suit property, land sales, flex space, corporate offices/campus, retail space, warehouse, small offices and flexible leasing. In addition, its status as part of an officially designated Foreign Trade Zone in the Homestead Park of Commerce makes ParkSouth an ideal cost-saving option for many companies.

"From large corporations and organizations seeking a major campus setting to small businesses searching for practical and convenient office/warehouse space, ParkSouth offers one of the most enticing real estate opportunities in the entire South Florida region,"

said Ernesto Casal, principal of Capital Commercial Group, the exclusive sales and leasing agency for ParkSouth.

"The industrial/office park is ideally located between Miami and the Florida Keys, and its status as part of a Foreign Trade Zone makes it ideal for businesses involved in international trade and commerce."

Location is the key in any business, and the new ParkSouth facility is in a prime spot for anyone doing business in Homestead. The 100 acre area has access to the Park of Commerce's main entrance off of Canal Drive, and will have a second entry way in the future.

Construction will take place in

two phases. Phase one will begin in the near future with the development of 42 lots. The lots will range in size from 0.64 acre to 40 acres. These lots will be on a sale or lease basis and offer opportunities to businesses of all sizes.

From large corporations seeking a major campus setting to small businesses searching for practical and convenient office/warehouse space, the park offers great opportunities in the Homestead area.

ParkSouth offers various options on the properties including land for sale, corporate offices, flex space, leasing, retail space and build-to-suit options.

Phase II of ParkSouth is slated for future development and designated as an area for corporations

and local businesses seeking a campus setting. Additionally, Phase II will offer flex, office and retail options in this area. ParkSouth can offer businesses a turn-key solution for a build-to-suit lease or sale. Phase II is scheduled for future development in late 2009.

Being located within an official Foreign Trade Zone, ParkSouth offers one of the best values and soundest investments in industrial and commercial space in Miami-

Dade County for businesses that import or export merchandise.

Foreign or "free" trade zones are federally designated secured areas that have the special legal status of being outside of the country's customs territory.

There are no additional fees for businesses to be located within a Foreign Trade Zone, but the benefits can be significant.

See PARKSOUTH, 3A

Have questions about real estate or mortgage?

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GROUND BREAKING - ParkSouth recently broke ground on its 1.4 million square-foot property in Homestead's Park of Commerce. When finished the 100 acre property will be home to businesses of all sizes. Pictured above, from left, are: Alfredo Henao, Ernesto Casal (Principal of Capital Comercial Group - real estate agents), William Alborno, Homestead Mayor Lynda Bell, Gene Garcia, Alex Sanchez and Luis Henao. PHOTO BY MIKE DILL