



For Immediate Release

## Cushman & Wakefield Arranges 94KSF Lease at Elion Partners Industrial Facility

*Unique Wholesale Distributors leased the Pompano Beach warehouse / distribution property in its entirety*

**POMPANO BEACH, FL, April 20, 2021** – [Cushman & Wakefield](#) has arranged a 93,873-square-foot, full-building industrial lease at a previously vacant warehouse / distribution facility in Pompano Beach. The tenant, [Unique Wholesale Distributors](#), is a Fort Lauderdale-based affiliate of national window treatment company [The Shade Store](#).

The Cushman & Wakefield South Florida Industrial Team of Executive Managing Director [Rick Etner](#), Executive Managing Director [Chris Metzger](#), Executive Managing Director [Christopher Thomson](#) and Senior Director [Matt McAllister](#) represented landlord [Elion Partners](#) in the lease negotiations. Les Byron of Sperry Van Ness represented the tenant.

Elion Partners, a national real estate investment firm with a growing South Florida portfolio, acquired the Pompano Beach property in November 2020 as a speculative investment. The facility was originally developed as a build-to-suit for Bennett Automotive.

“This deal attests to the value we provide our clients, as there was no downtime for the landlord,” said McAllister. “After representing Elion Partners in the acquisition of this building in late November, our team negotiated a short-term extension with the seller to allow time for them to vacate the premises. Within 30 days of closing, we had agreed to terms on a proposal for the tenant to take the entire building. Forty days after that, the lease was signed and we were able to bring the building from 0% to 100% occupancy with a great tenant in a long-term lease.”

Established in 1980, Unique Wholesale Distributors is one of the leading shading fabricators in the United States. The company’s portfolio includes innovative, fashionable custom-made roller shades, horizontal blinds, panel tracks, and various other window treatments and accessories made from the world’s leading brands and manufacturers.

The lakefront property, at [3141 SW 10th St.](#), sits on 5.38 acres situated off Powerline Road and provides convenient access to Interstate 95 and Florida’s Turnpike. Built in 2001, the facility features eight dock high doors, 26-to-29-foot clear heights, two ramps and 104 vehicle parking spaces.

“We appreciate Elion Partners for their continued trust in our team and for working diligently with us through these transactions,” McAllister added. “A special thank you to Les Byron with SVN as well, who was an integral part of this lease transaction.”

The eight-member South Florida Industrial team led by Metzger, Etner and Thomson negotiated just over 13 million square feet of sale and lease transactions valued at more than \$313 million in 2020. For more information, please visit [www.southfloridaindustrialteam.com](http://www.southfloridaindustrialteam.com).

**About Cushman & Wakefield**

Cushman & Wakefield (NYSE: CWK) is a leading global real estate services firm that delivers exceptional value for real estate occupiers and owners. Cushman & Wakefield is among the largest real estate services firms with approximately 53,000 employees in 400 offices and 60 countries. In 2019, the firm had revenue of \$8.8 billion across core services of property, facilities and project management, leasing, capital markets, valuation and other services. To learn more, visit [www.cushmanwakefield.com](http://www.cushmanwakefield.com) or follow [@CushWake](https://twitter.com/CushWake) on Twitter.

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