

# FOR LEASE

## OFFICE | FLEX



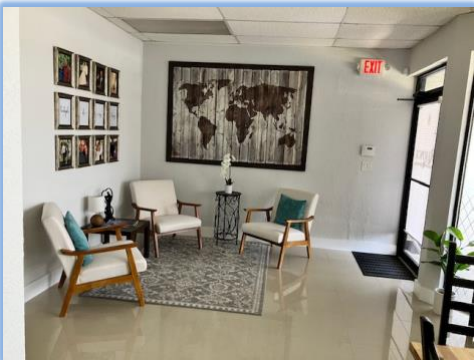
FROM \$21.50 P/SF M.G.

### “SOUTH ANDREWS CENTER”

290 SW 12<sup>th</sup> Avenue, Suites 2&5  
Pompano Beach, FL

#### SUITES CURRENTLY AVAILABLE FOR LEASE:

- Suite 5 – 3,000 SF available now.
- Suite 1, 2,925 sf, is 100% a/c with 1,570 SF office area, available now.
- Rear oversized 12'x14" grade level loading door.
- Front parking as well as side & rear parking available.
- Building is Zoned I-1.
- Attractive and well-maintained building by Landlord who takes pride of ownership.
- Frontage on busy S. Andrews Avenue (SW 12<sup>th</sup> Ave.)



Located on busy S.  
Andrews Avenue, 3  
blocks South of  
Atlantic Boulevard  
minutes to I-95.

Great visibility!

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