



AVAILABLE ± 2,930 RSF

ASKING RATE (NNN) Negotiable

TERM Through December 2027

Building Features

- Class A trophy building in the Waterford Business District
- Exceptional corporate area located in the center of Miami
- LEED Gold certified building
- New and modern common areas
- Fitness center and state of the art conference room facility
- On-site security
- Complementary Wi-Fi throughout the building
- Dedicated 5 story parking structure in the building
- Easy access to Miami International Airport and 836/826 freeways

Space Features

- Corner office space with abundant natural light throughout
- Awesome views of lake and MIA Airport
- New and modern improvements in the premises
- Open kitchen area
- Five offices with glass partitions and center cubicle area
- Furniture negotiable
- Plug-n-play

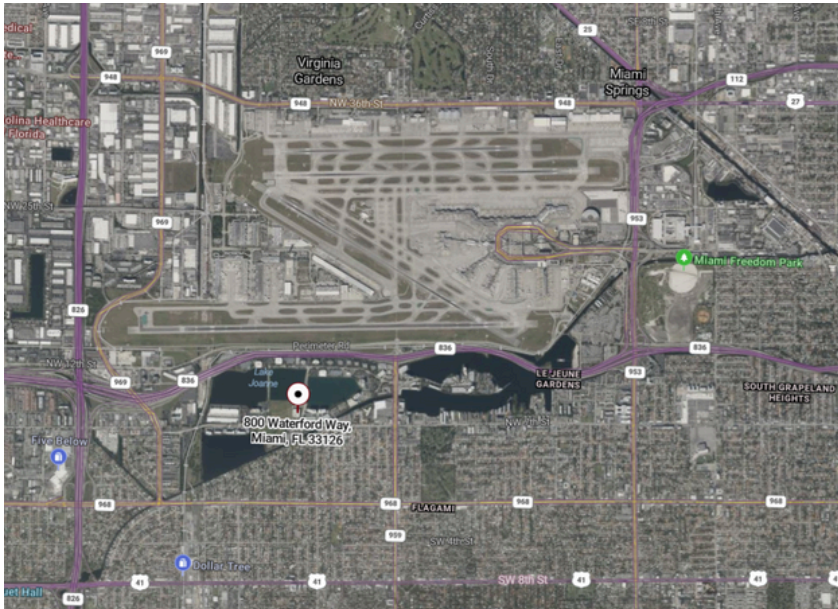
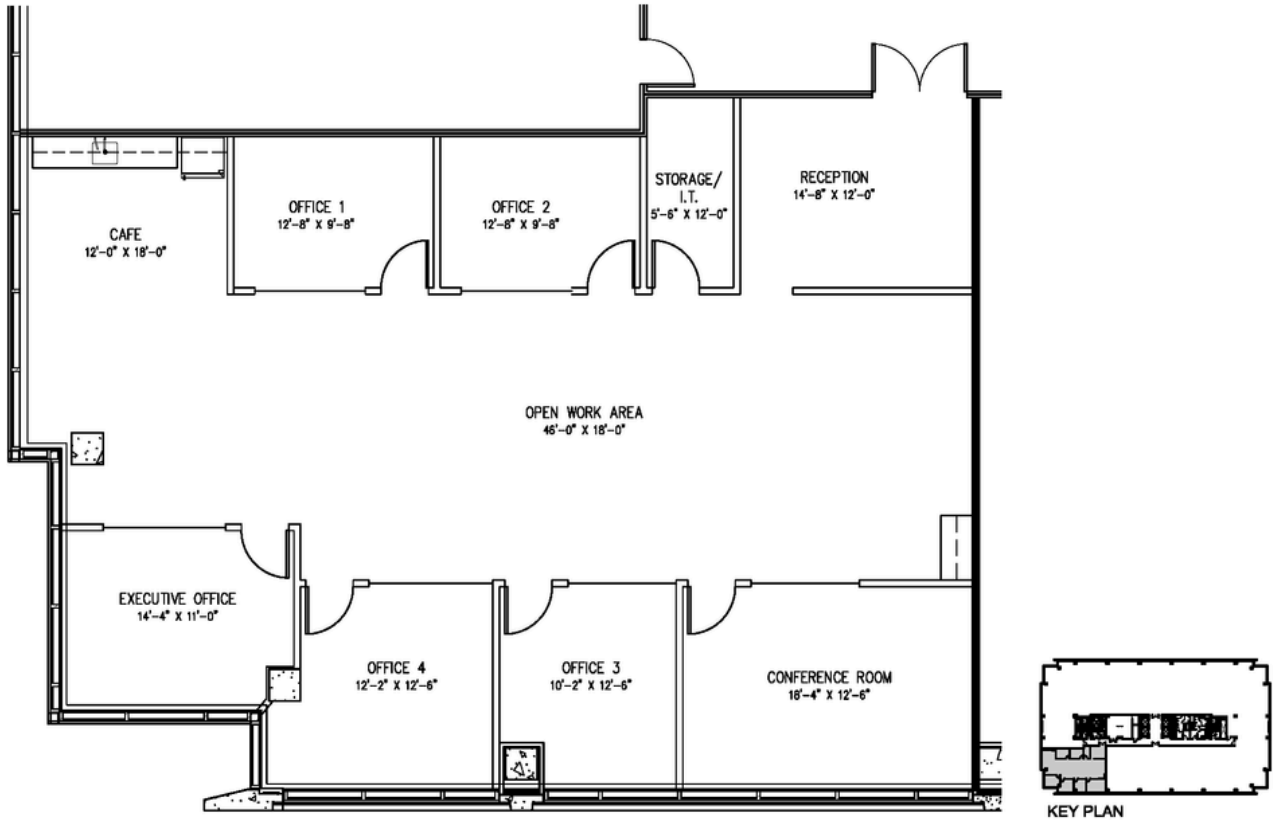


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EXCEPTIONAL MODERN OFFICE FOR SUBLEASE

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