

Charter Place

OFFICE FOR LEASE

Office Rental Rate

Operating Expense

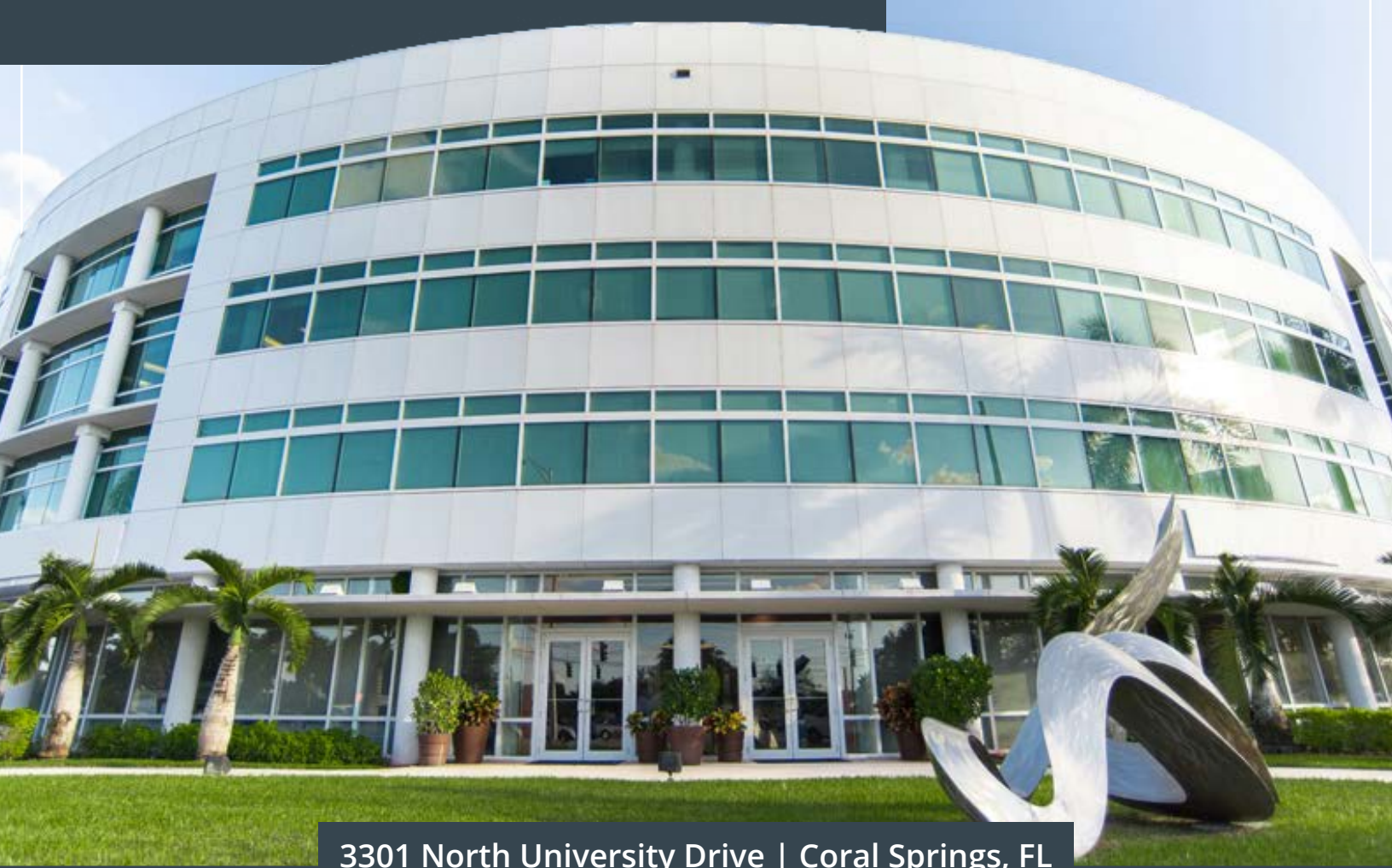
\$30.00 NNN psf \$19.59 psf

Retail Rental Rate

Operating Expense

\$30.00 NNN psf \$13.90 psf*

*Net of electric & janitorial



3301 North University Drive | Coral Springs, FL



Covered
Parking



High-Speed
Internet



Luxury
Finishes



Prime
Location



Class A
Office

And More →

Greg Martin

Principal, Managing Director

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Justin Cope, SIOR

Principal

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Premium Amenities for Your Workspace



Premier Office Space:

Four-story, 80,489-square-foot, Class A office building



High-End Finishes:

Elegant lobby, restrooms, & common areas



Prime Location:

Fronts University Drive & Sample Road



Convenience:

Onsite banking



Nearby Attractions:

Close to top restaurants & shopping in Coral Springs



Connectivity:

AT&T and FBL Fiber available



Safety Features:

Hurricane-resistant windows



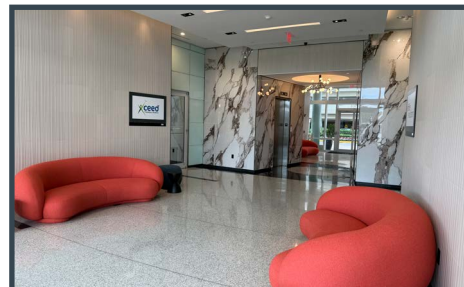
Easily Accessible:

Close to Sawgrass Expressway and Turnpike



Parking:

Free covered parking



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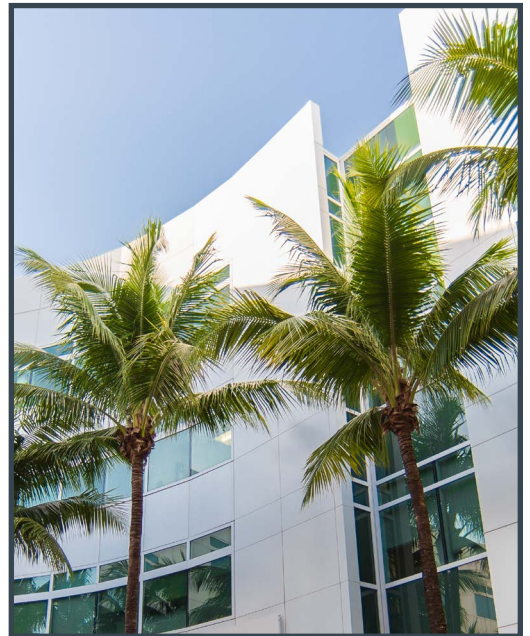
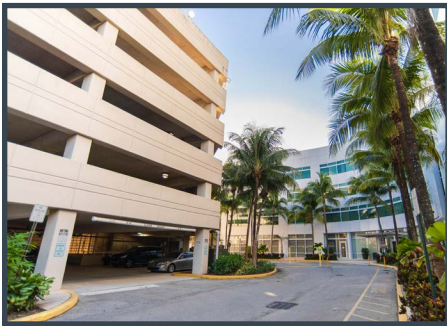
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Gallery



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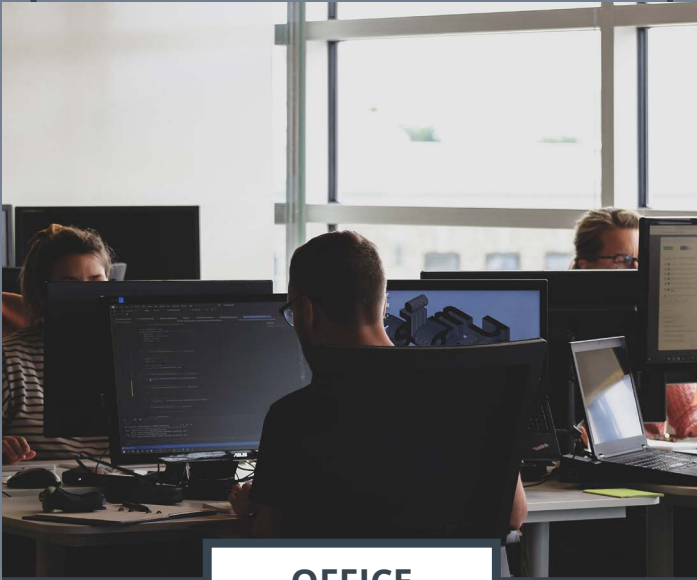
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Availability



OFFICE

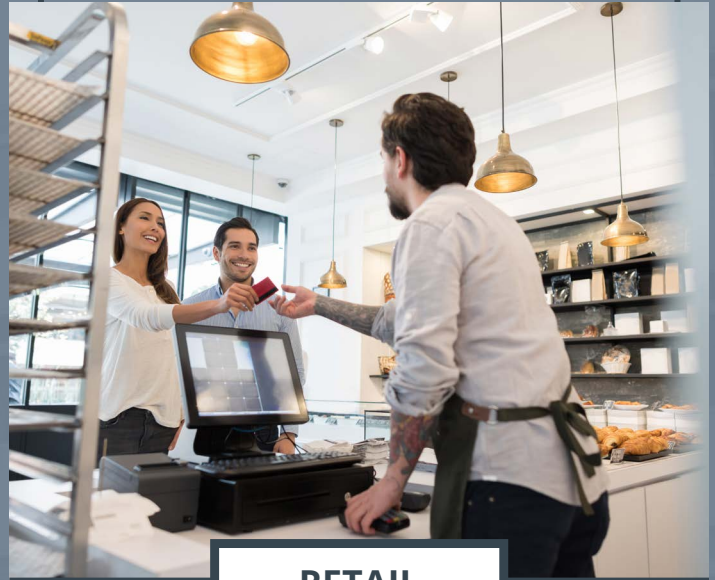
Suite 412
2,523 sf

Suite 415
2,249 sf

First generation space

Suite 450
5,050 sf

First generation space



RETAIL

Suite 3320
2,243 sf

First generation space

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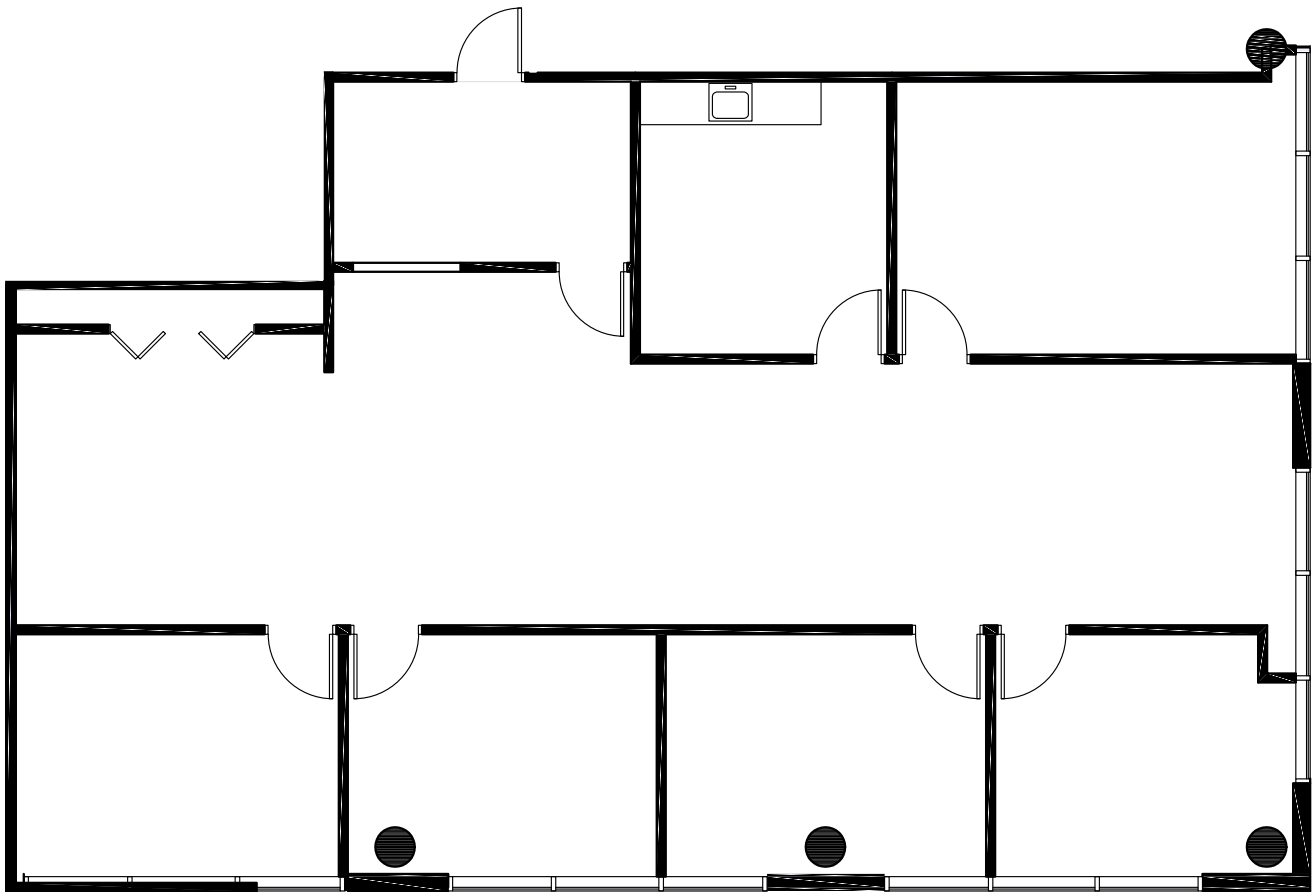
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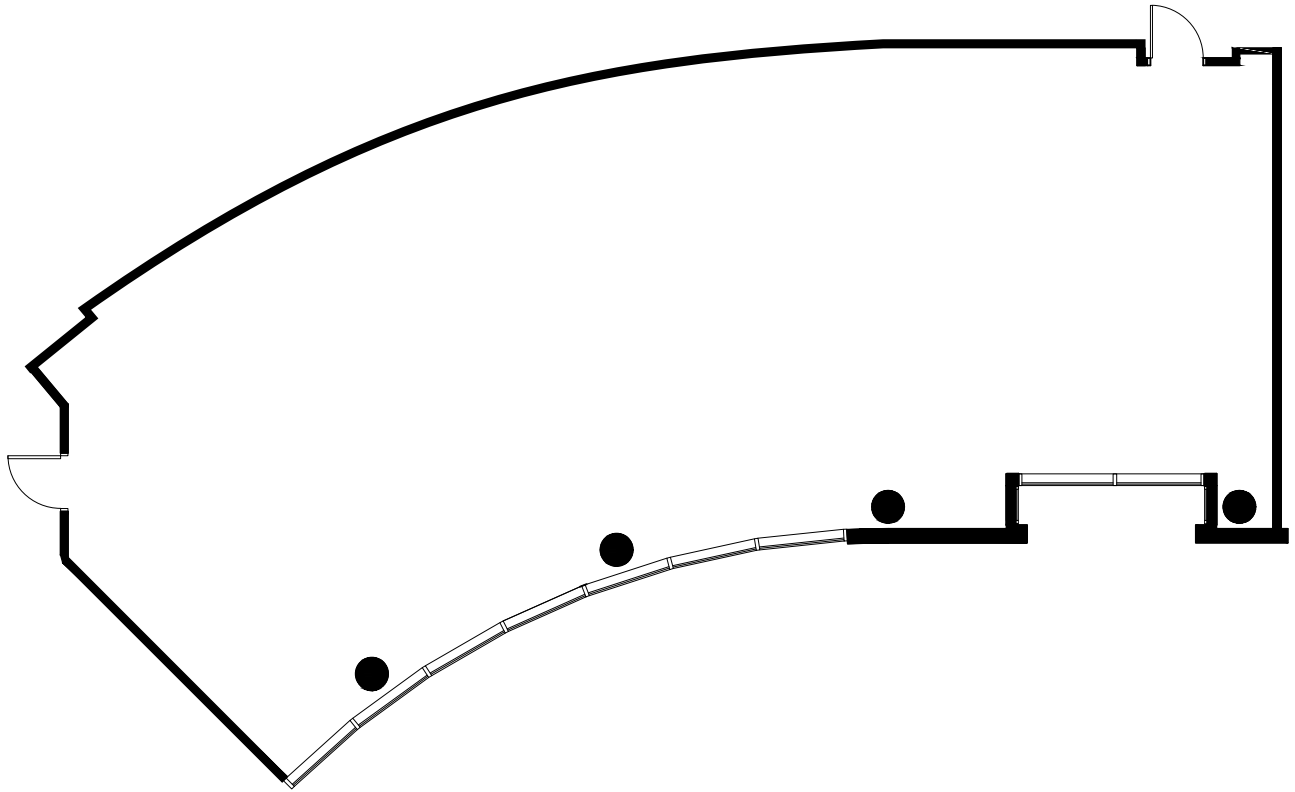
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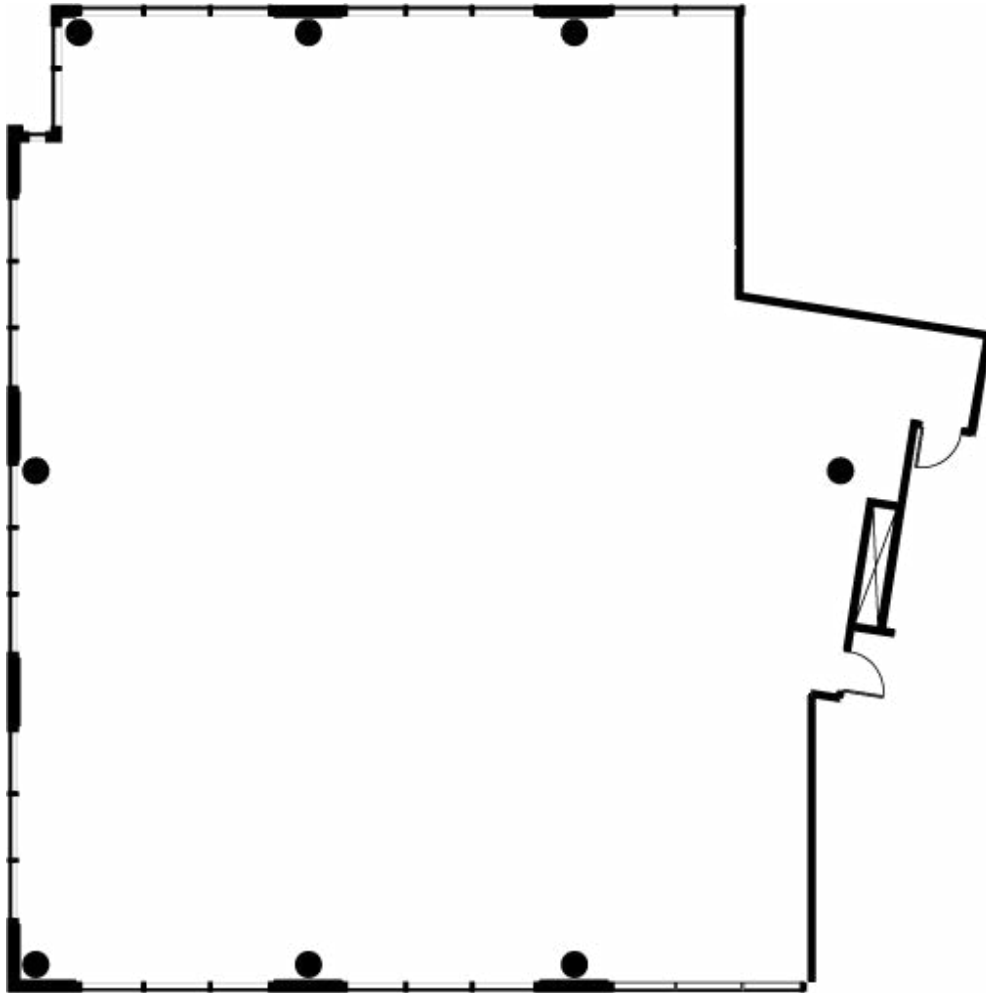
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Property Location



Strategically Located for Convenience and Lifestyle

Financial

Bank of America

Wells Fargo

Chase

Citi

Restaurants

Starbucks

Tap 42

The Melting Pot

Miller's Ale House

Misc.

The Fresh Market

Publix

Trader Joe's

LA Fitness

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