



440 N ANDREWS AVENUE
Fort Lauderdale, FL 33301

AGGRESSIVELY PRICED

Flagler Village Office Space
Available for Lease

**For more
information**

Paul Marko, Principal
954 232 5586
paul.marko@avisonyoung.com

**AVISON
YOUNG**

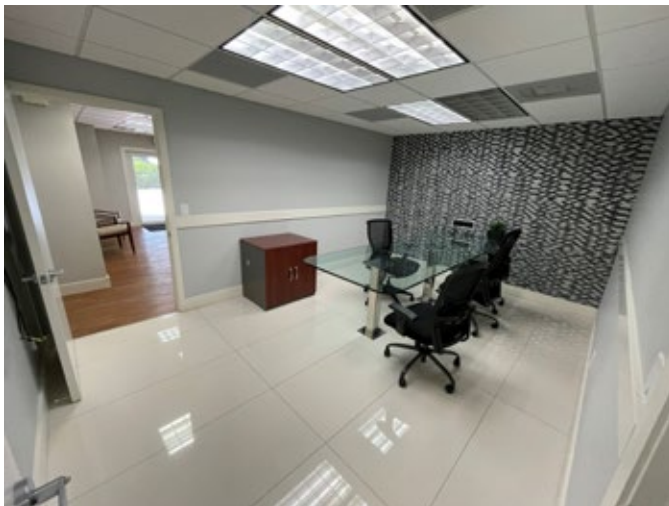
Flagler Village Office Space Available for Lease - 4,084 sf

440 N ANDREWS AVENUE

Fort Lauderdale, FL 33301

Property Highlights

- Rental rate - \$8,500/month (\$25/sf) plus electric.
- Available immediately.
- Flexible lease terms.
- On site free surface parking; 20 spaces - 5/1,000 sf ratio.
- Efficient layout.
- Excellent building signage opportunity facing Andrews Avenue.
- Prime location across from Hines new FAT (Food Art Technology) Village, close to downtown Fort Lauderdale and Brightline Station.
- Zoning - Regional Activity Center - Urban Village (RAC-UV).



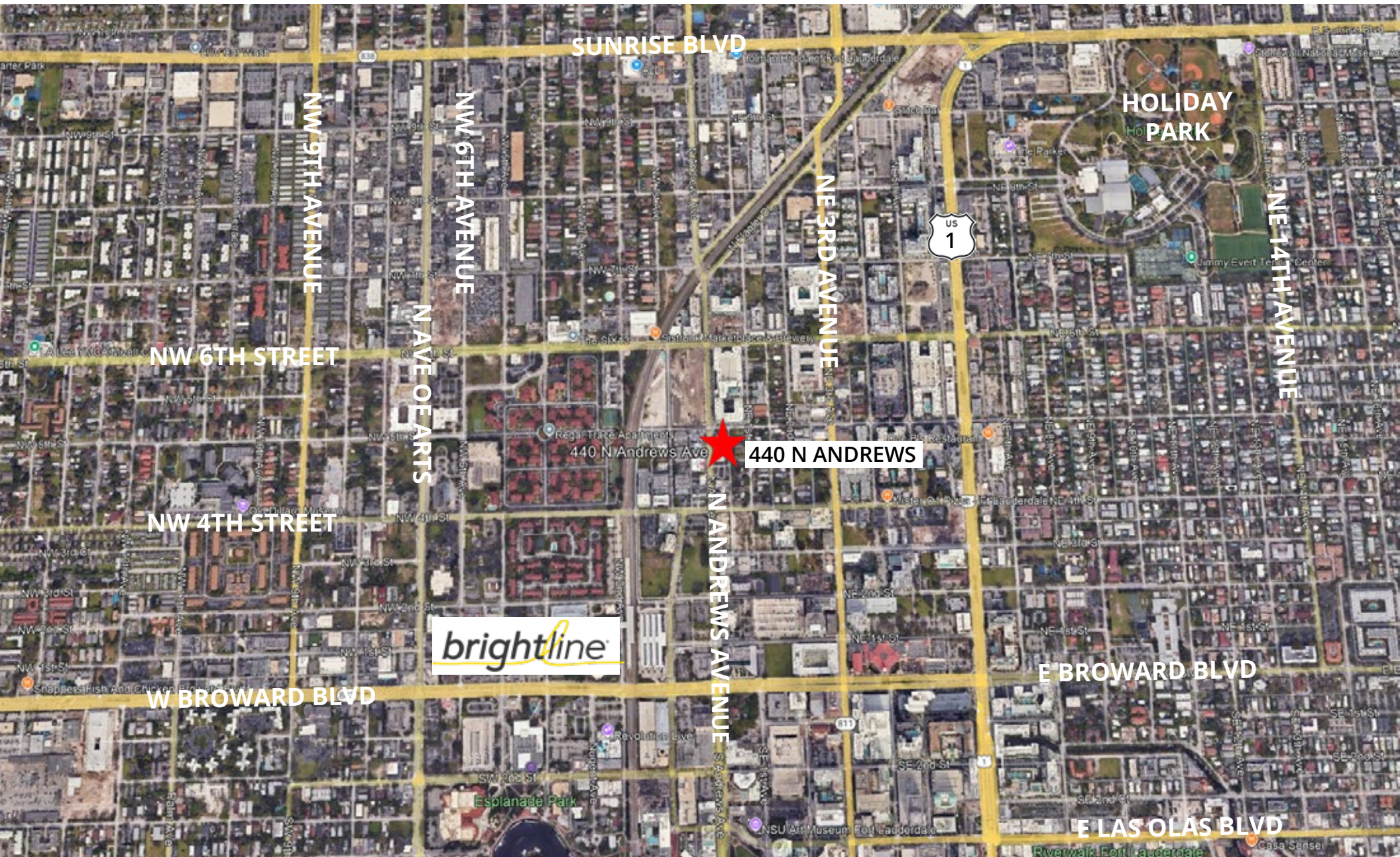
**For more
information**

Paul Marko, Principal
954 232 5586
paul.marko@avisonyoung.com

**AVISON
YOUNG**

Flagler Village Office Space | Available for Lease - 4,084 sf

440 N Andrews Avenue, Fort Lauderdale, FL 33301



For more
information

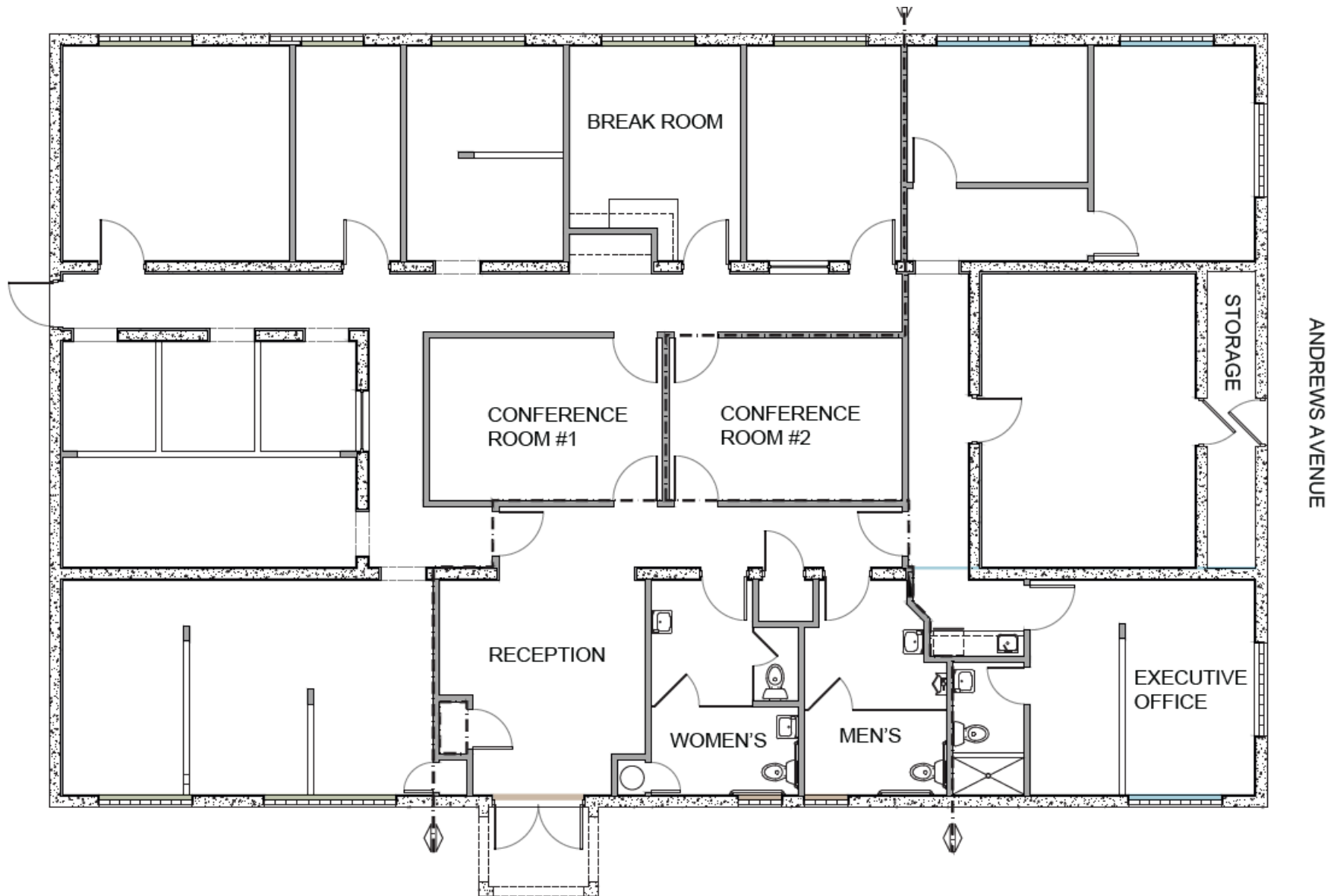
Paul Marko, Principal
954 232 5586
paul.marko@avisonyoung.com

AVISON
YOUNG

Flagler Village Office Space
Available for Lease - 4,084 sf

440 N ANDREWS AVENUE

Fort Lauderdale, FL 33301



For more
information

Paul Marko, Principal
954 232 5586
paul.marko@avisonyoung.com

**AVISON
YOUNG**