



OFFERING SUMMARY

Lease Rate:	\$16.00 SF/yr (NNN)
Building Size:	66,757 SF
Available SF:	1,178 - 3,754 SF
Number of Units:	4
Renovated:	2015
Submarket:	Cypress Creek/Commercial Blvd.

PROPERTY HIGHLIGHTS

- Immediate occupancy - Located in a Qualified HUB Zone
- Easy access 24/7; tenant controls a/c
- Ample parking
- In proximity to restaurants, shopping, banks and public transportation
- Adjacent to Fort Lauderdale Executive Airport (FXE)
- Base Rental Rate \$16.00 PSF NNN
- Estimated Operating Expenses/CAM at \$8.32 PSF (2024)
- Zoned CC- City of Fort Lauderdale; suitable for Research and Development

SPACES	LEASE RATE	SPACE SIZE
Suite 5241	\$16.00 SF/yr	3,047 SF
Building 5 # 5221	\$16.00 SF/yr	2,115 SF

For more information:

Jonathan Thiel

954.652.2020 | Jthiel@Bergercommercial.Com

bergercommercial.com

Lawrence Oxenberg

954.652.2017 | Loxenberg@Bergercommercial.Com

Keith R. Graves, CCIM, SIOR

954.652.2031 | Kgraves@Bergercommercial.Com





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PROSPECT PARK I

SITE MAP



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