

OFFICE SUBLEASE

Himmarshee Landing – Suite 203 – 3,970 SF
1200 East Las Olas Blvd., Fort Lauderdale, FL 33301

\$15,000
Broker Bonus!



- ❑ Class A Office Building on Las Olas Boulevard with a waterfront experience
- ❑ Within walking distance to over 120 retail stores, restaurants, and boutiques
- ❑ Short commute to the Central Business District, County & Federal courthouses
- ❑ Easy access in and out of the building's covered parking for tenants & guests
- ❑ Suite 203 has elevator and lobby exposure and is available fully furnished
- ❑ Includes perimeter offices and breakrooms with open area workstations
- ❑ Rate: \$25.00 NNN, Opex: \$22.88 PSF, Parking: 3/1,000 at \$111.00/month
- ❑ Lease expiration: May 18, 2028

Below Market Rental Rate, Fully Furnished, and Move-In Ready!

For complete details contact:

BINSWANGER-GATEWAY
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305-529-5010 • FAX: 305-529-5070 • E-MAIL: PGARCIA@GATEWAYCOS.COM

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