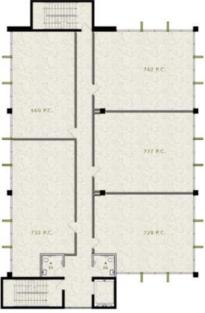
OFFICE FOR LEASE THE HUB OFFICE CENTER



DORADO, PR 00646





AVAILABLE SPACES

OFFERING SUMMARY

BUILDING CLASS:

LEASE RATE:

BUILDING SF:

AVAILABLE SF:

PARKING RATIO:

YEAR BUILT:

GENERATOR

LOT SIZE: PARKING:

Suite	Rate	Size	Туре
301	\$45.00 /sf/yr	4,330	NNN

\$45.00/ PSF / Year

Class A

10,000

4,300

28

2024

11, 302 SF

2.8/1,000

Full 200 KW Generator

18.46925, -66.27780

High Speed Internet Available

PROPERTY OVERVIEW

This 4,330 SF office space on the third floor offers an exceptional opportunity for professionals living in Dorado who want to avoid the daily commute to San Juan while maintaining a high-quality business address. Located just minutes from the heart of Dorado Beach, this space provides convenience, privacy, and a professional environment, ideal for those who value a balanced work-life experience.

Dorado has become home to a growing number of high-level professionals, executives, and entrepreneurs who prefer to work closer to home without sacrificing quality. This office space is perfectly suited for those seeking a refined work setting, with easy access to local activities, personal networks, and leisure opportunities in Dorado Beach.



SAMPSON COMMERCIAL

COMMUNICATIONS

PO BOX 361781 San Juan, PR 00936-1781

COORDINATES



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