



MIRAMAR OFFICE SPACE FOR LEASE

701 PONCE DE LEÓN AVENUE SAN JUAN, PUERTO RICO

PROPERTY DETAILS

Excellent presence, accessibility and visibility from Ponce de León Avenue with immediate access to several major traffic arteries in the San Juan Metropolitan Area including Fernandez Juncos Avenue, Baldorioty de Castro Boulevard and Muñoz Rivera Expressway.

Unit 209 - 1,925 square feet - Built-out but requires new paint and carpet (Can be combined with 210)

Unit 210 - 884 square feet - Furnished and move-in ready (Can be combined with 209)

Units 203-206 - 4,704 square feet - Shell condition

Units 305-307 - 9,271 square feet - Built-out

PARKING

2/1,000 SF included, \$75 additional

EMERGENCY GENERATOR

100% Back-up Power

SECURITY

On-site security 7 days per week

FIRE SAFETY

Smoke detection & alarm system

COMMUNICATIONS

Telephone, internet & cable

701 PONCE DE LEÓN AVENUE SAN JUAN, PUERTO RICO



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