

YOUR LOGO HERE

# Find Your Space.

## Sunset Plaza Suite 200

13621 N.W 12th Street  
Sunrise, FL 33323

**37,209 SQ. FT.**

Available for Lease

Asking Rent: \$21.00/NNN  
2023 OPEX: \$13.72/RSF

## Property Highlights

### AMENITIES

Three story Class "A" office building located within the prestigious Sawgrass International Corporate Park. Newly renovated lobby with tenant locker rooms with showers. Outside tenant lounge with water views and abundant parking ratio of 5/1,000 SF. Access to bicycle and walking trails. Centrally located with close proximity to shopping centers, hotels, restaurants, banks and fitness centers.

### TRANSPORTATION

Easy access to Interstate 75, Sawgrass Expressway and Interstate 595

### TECHNOLOGY

AT&T, Comcast and FPL Fibernet

### SUSTAINABILITY

LEED Silver Certified Building – Core & Shell. Ongoing LEED initiatives in place.

### WORKSPACE PROPERTY TRUST (WSPT®)

WSPT is a privately held, vertically integrated, full-service commercial real estate company specializing in the ownership, management, leasing, and development of Office, and Industrial / R&D / Flex (IRDF) spaces. Workspace owns and operates approximately 18 million sf across over 200 properties in sought-after markets, including 13 of the top 20 US metropolitan areas.



Updated Lobby



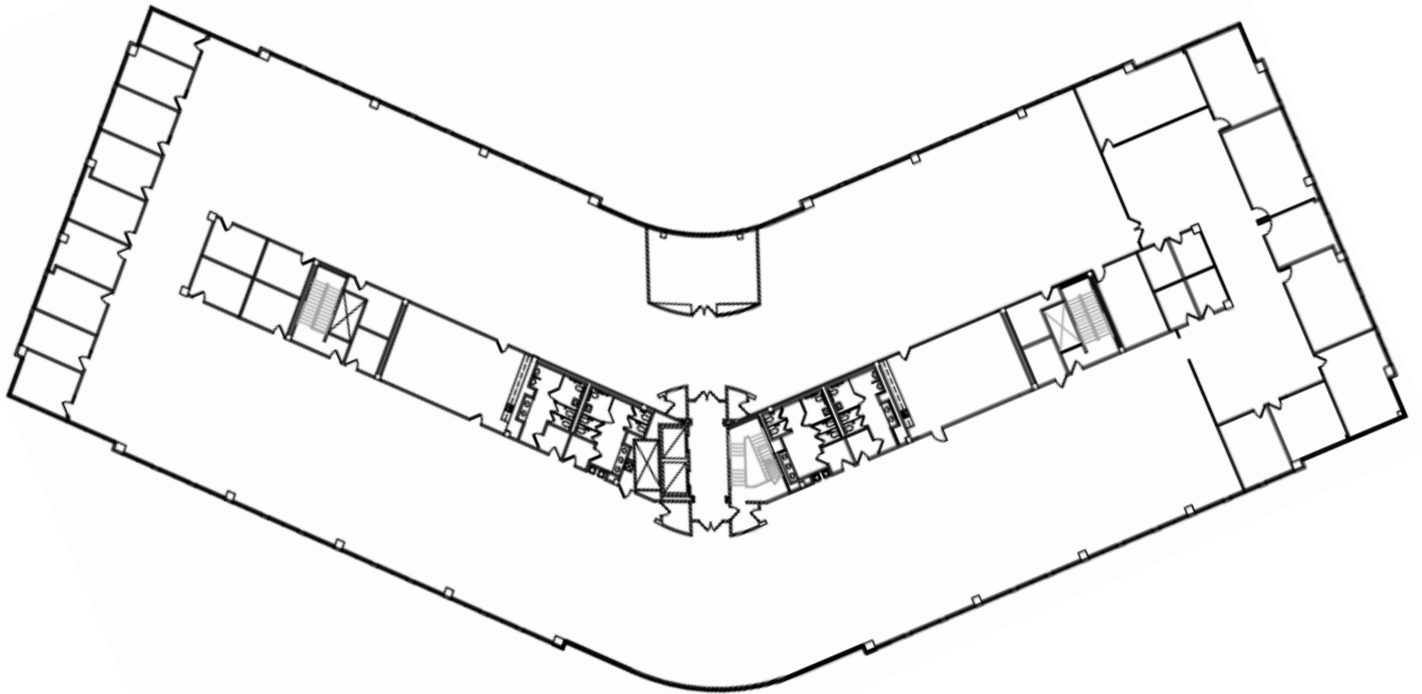
Outdoor Tenant Lounge

Our Space Works.

13621 N.W 12<sup>th</sup> Street, Sunrise, FL 33027

Suite 200

37,209 RSF



**LEASING  
INFORMATION**

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FOR LEASE



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