

Huntington Square II

3450 Lakeside Drive 3rd Floor

Miramar, Florida 33027

Up to 17,983 SF Available Now

workspace
property trust

Asking Rent: \$20.00/NNN
2024 OPEX: \$14.98 RSF



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PROPERTY HIGHLIGHTS

AMENITIES

Class "A" office campus in prestigious "Huntington Business Park" located with immediate access to I-75. On-site management, newly renovated café and security, outdoor tenant lounge with covered seating areas, updated conference facility, free Wi-Fi in lobby, and 4/1,000 SF parking ratio. Proximity to shopping centers, hotels, restaurants, banks, daycare and fitness centers.

TRANSPORTATION

Interstate 75 frontage with easy access to all major highways

TECHNOLOGY

FPL Fibernet, AT&T, Verizon, Comcast

SUSTAINABILITY

Energy Star labeled building. Green initiatives in place by tenants and property management to include janitorial and recycling.

Building Owner: Workspace Property Trust

Total Building Size: 119,598 SF

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Lobby Area



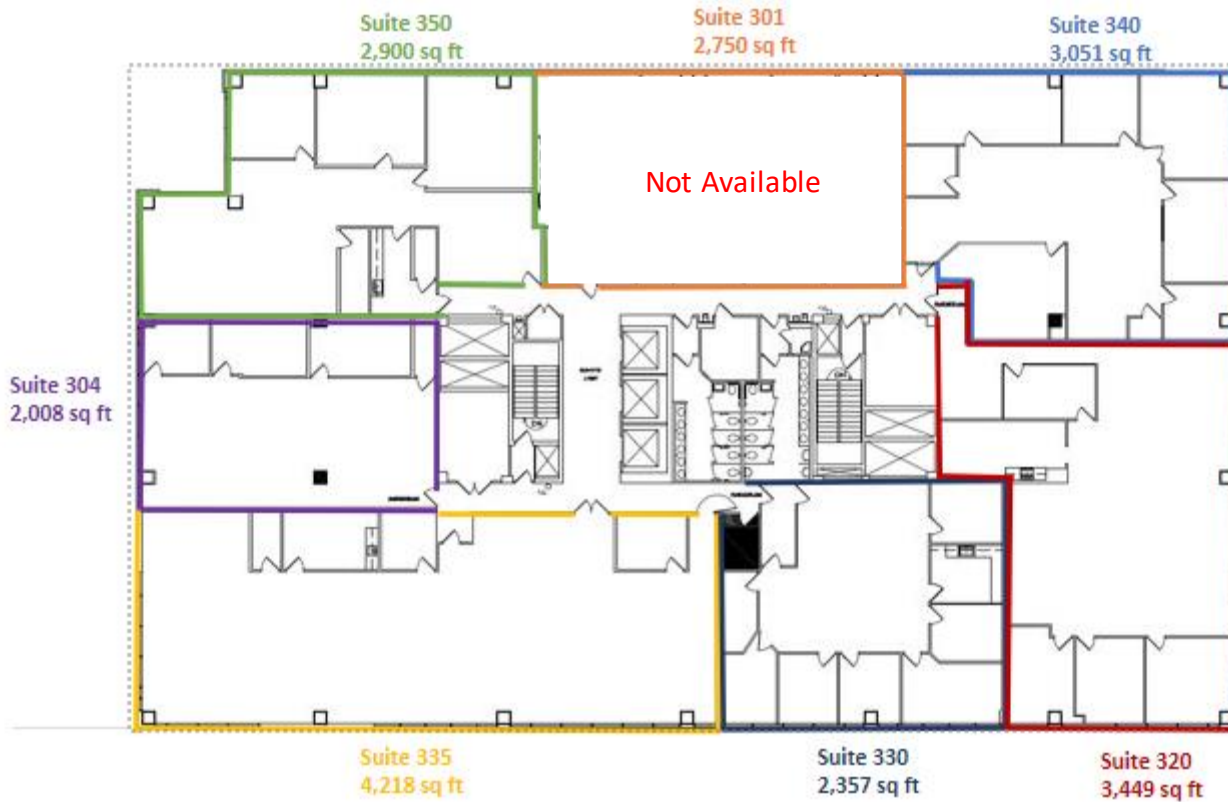
Lobby Elevators

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Leasing Information

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Tailored for the Evolution of Office:

- “A La Carte” or “On Demand” Furniture Packages Available
- Plug & Play IT Packages Available



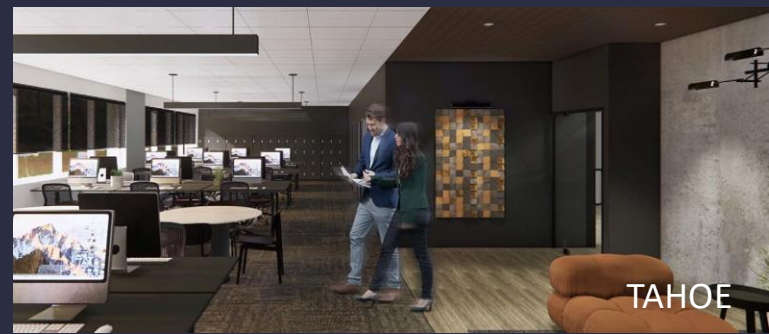
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SCANDI



AZURE



TAHOE



BOCA

*Indicative of the look and feel (not the actual suite)