

# Paragon Business Center

951 Broken Sound Parkway Suite 188 – 250

Boca Raton, FL 33487

Up to 37k SF Available Now

**workspace**  
property trust

Asking Rent: \$17.00/NNN  
2024 OPEX: \$8.12 RSF



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## PROPERTY HIGHLIGHTS

### AMENITIES

100% Tenant controlled with no shared spaces. Single story office/flex building in prestigious "The Park at Broken Sound". Featuring store front entrances with both individual and monument signage available, separately metered tenant-controlled electricity, zero loss factor, covered parking available, and roving security. Located in close proximity to numerous shopping centers, hotels, eateries, banking, big box retail, and fitness centers all within minutes from the campus.

### TRANSPORTATION

Immediate access to Interstate 95. Free shuttle service from Tri-Rail with The Park at Broken Sound Shuttles.

### TECHNOLOGY

AT&T, Level 3

### SUSTAINABILITY

Green initiatives in place by tenants and property management to include janitorial and recycling.

**Building Owner:** Workspace Property Trust

**Total Building Size:** 85,610 SF



Front Entrance



Side view

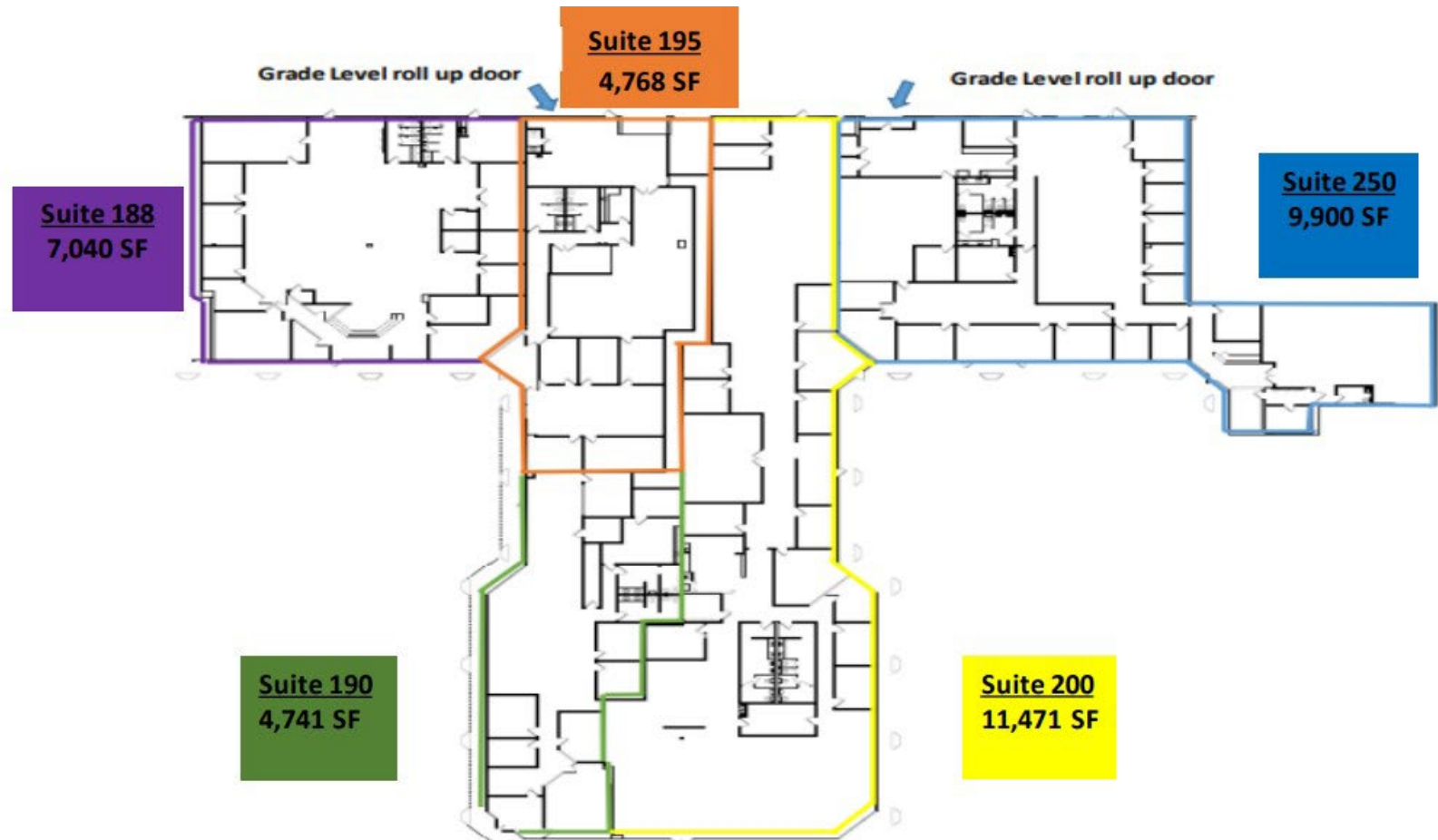
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## Leasing Information

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