

Sunset Plaza

13621 NW 12th Street Suite 130

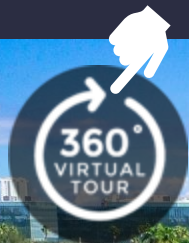
Sunrise, Florida 33323

workspace
property trust

9,922 SF Available Now

Asking Rent: \$21.00/NNN

2025 OPEX: \$13.94 RSF



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PROPERTY HIGHLIGHTS

AMENITIES

Three story Class "A" office building located within the prestigious Sawgrass International Corporate Park. 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

Certified LEED Silver building. Core & Shell Ongoing LEED initiatives in place.

Building Owner: Workspace Property Trust

Total Building Size: 106,425 Square Feet



Aerial Shots



Lobby Area

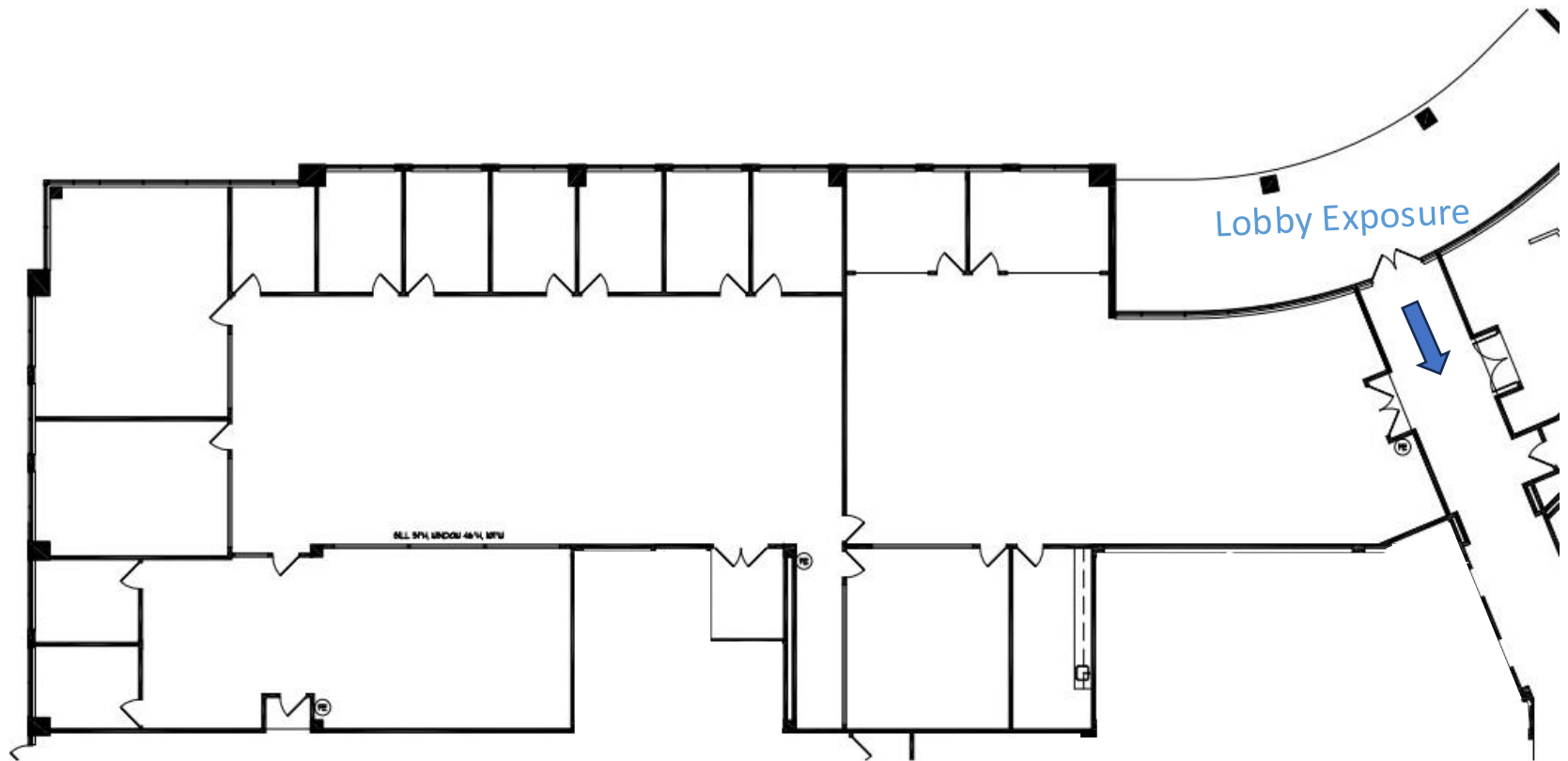
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Leasing Information

777 Yamato Road, Suite 105, Boca Raton, FL, 33431
(954) 391-5503
www.workspaceproperty.com

Mike, Nathanson
Director of Leasing
mnathanson@workspaceproperty.com



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- Plug & Play IT Packages Available



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