

3501 SW 160th Ave

Miramar, FL 33027

workspace
property trust

**96,394 SF Available Now
Full Building HQ Opportunity**

**Asking Rent: \$25.00/NNN
2026 OPEX: \$15.39 RSF**

Signage Available



3501 SW 160TH Ave

Miramar, Florida 33027

PROPERTY HIGHLIGHTS

AMENITIES

Class "A" office located within the prestigious Miramar Centre Corporate Park. This building includes hurricane-impact glass windows, Full building 1,100-gallon back-up diesel generator, large ground floor multi-purpose area with collapsible wall & café, Café catering equipment on site, multiple executive balconies and loading dock. Tenants benefit from on-site management, and campus style space and outdoor lounge area complete with picnic tables, complimentary Wi-Fi and 5/1000 SF parking ratio. Plus, potential for additional campus space in adjacent Miramar Centre I or III.

TRANSPORTATION

Immediate access to I-75 and Miramar Parkway

TECHNOLOGY

AT&T, FPL FiberNet, Sprint and Comcast

SUSTAINABILITY

Landlord will collaborate with tenant should tenant desire LEED certification for tenant improvements.



Outdoor Lounge



Lobby

96,394 SF Available Now

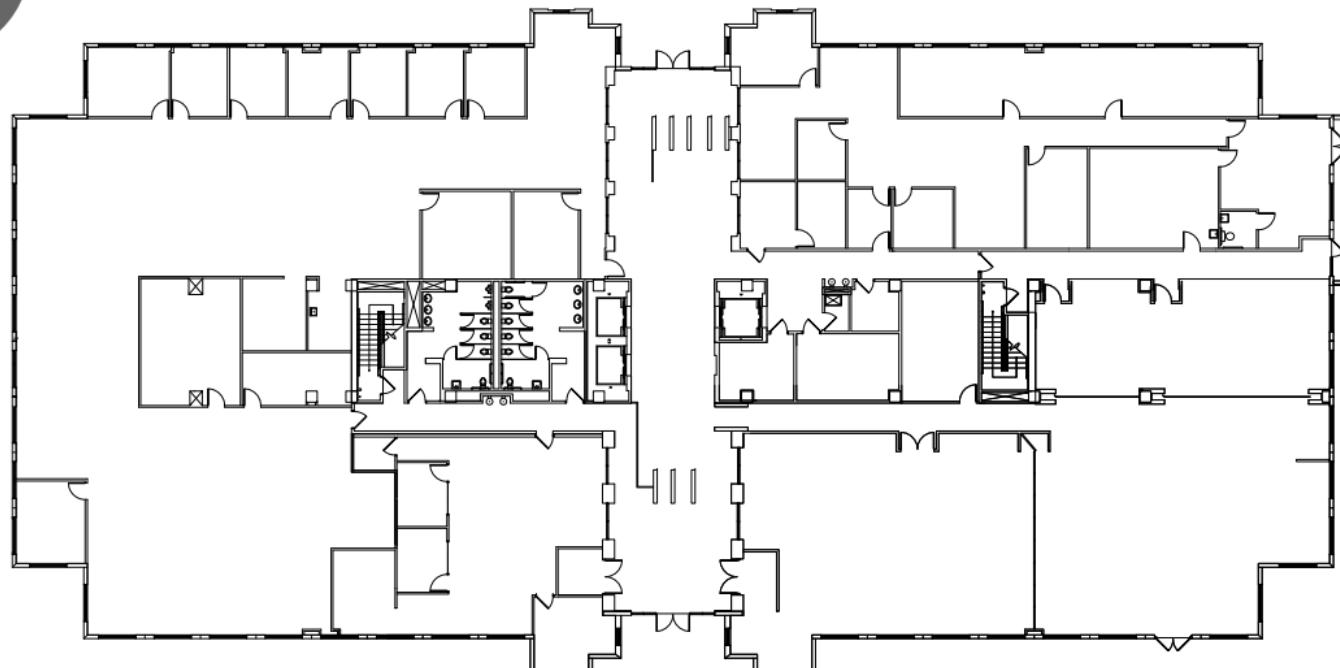
3501 SW 160TH Ave

1st floor

Miramar, FL 33027

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21,657 RSF Available Now



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

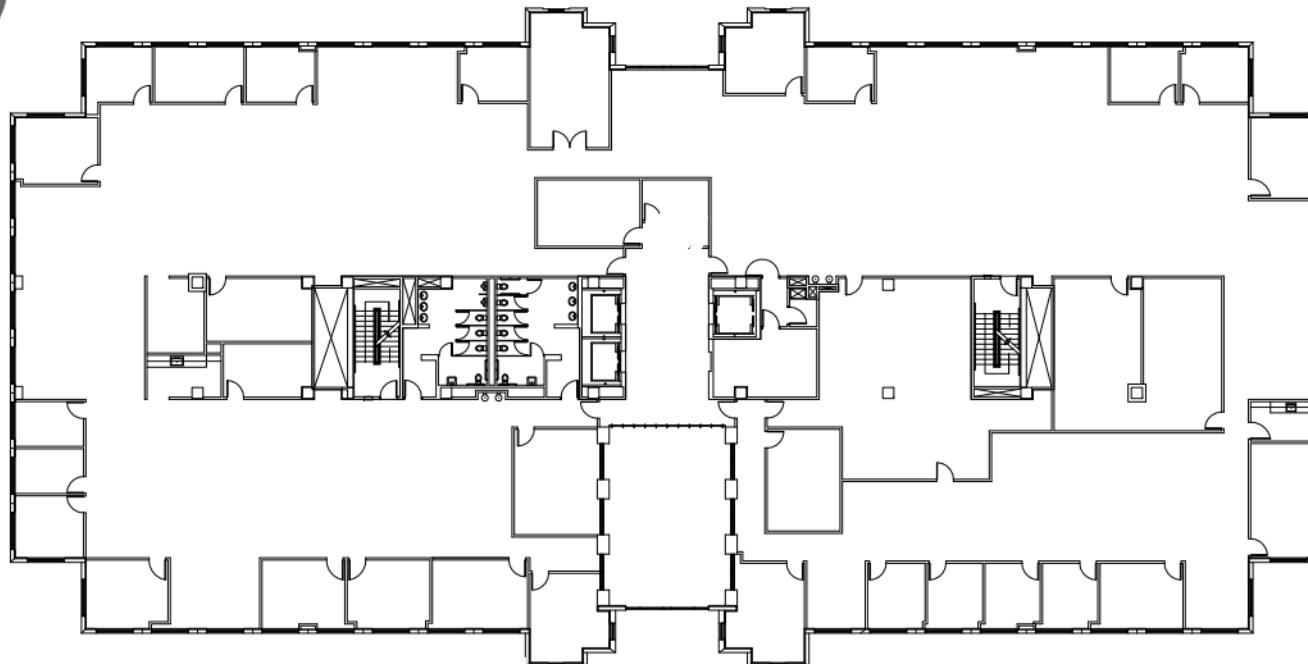
3501 SW 160TH Ave

2nd floor

Miramar, FL 33027

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24,102 RSF Available Now



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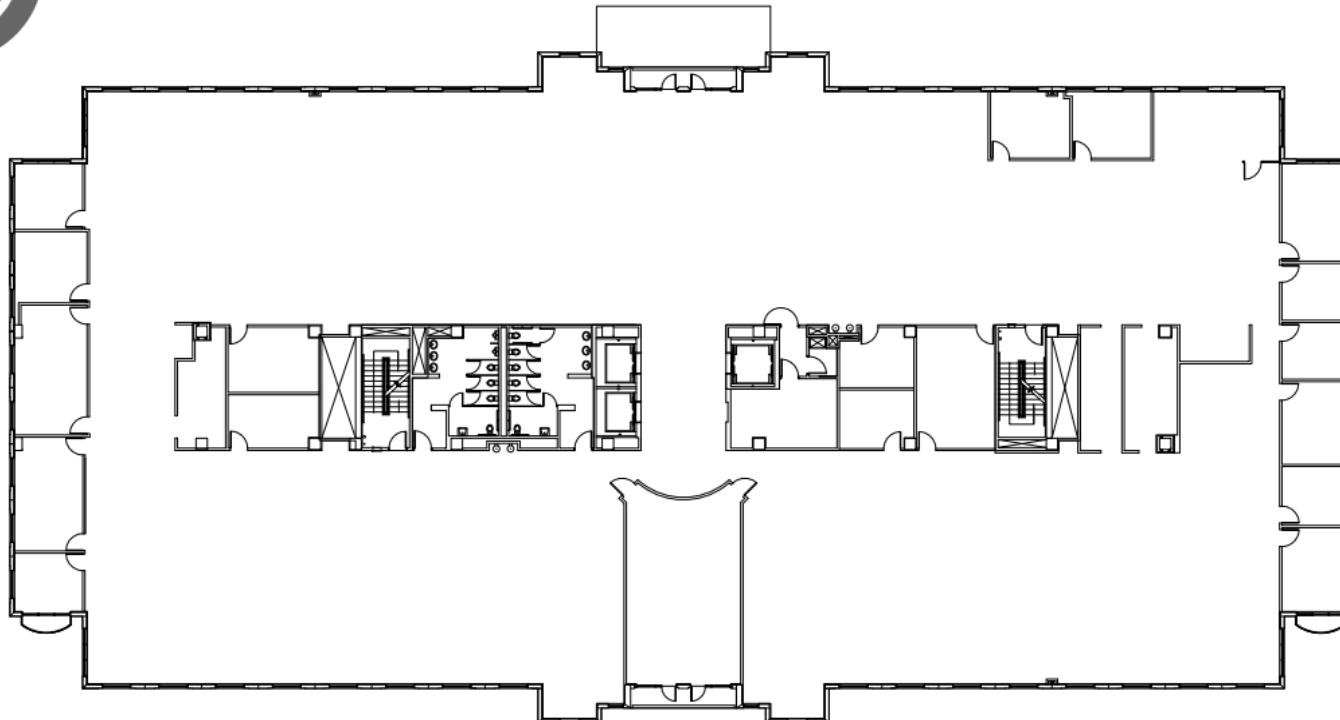
3501 SW 160TH Ave

3rd floor

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25,071 RSF Available Now



Leasing Information

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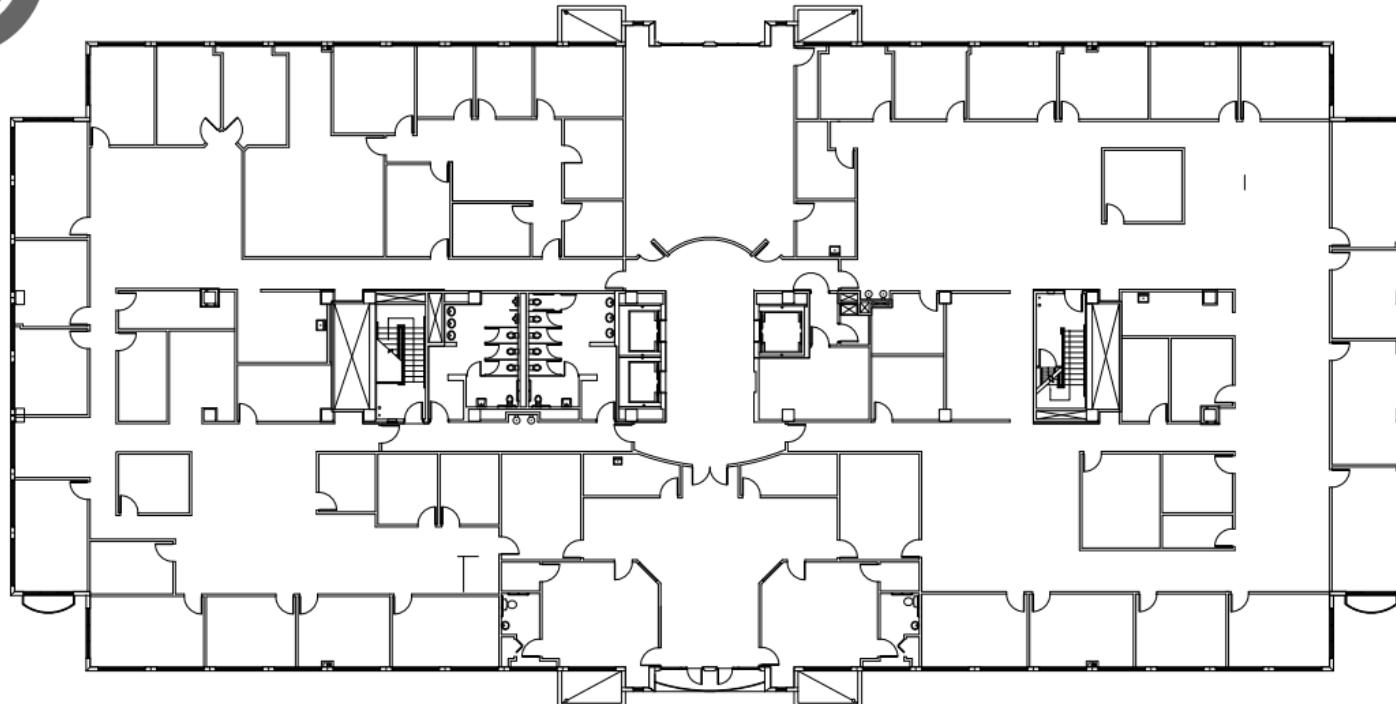
3501 SW 160TH Ave

4th floor

Miramar, FL 33027

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25,564 RSF Available Now



Leasing Information

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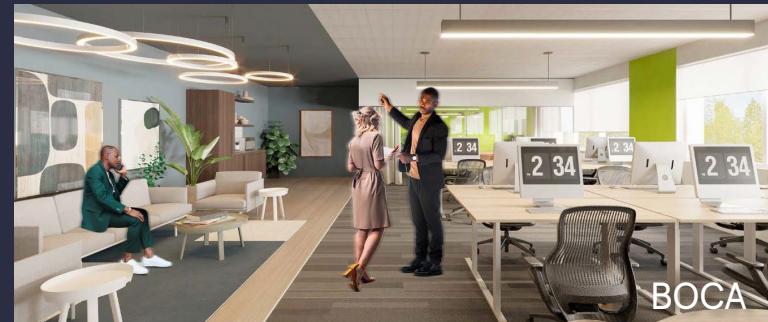
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Tailored for the Evolution of Office:

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



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