

Lake Shore Plaza

1301 International Parkway Suite 520

Sunrise, FL 33323

workspace
property trust

3,983 SF Available Now

Top floor space containing exclusive private balcony

Asking Rent: \$25.00/NNN
2026 OPEX: \$14.26 RSF



Renovations
Completed in
Lobby, Café, &
Conference
Center!



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PROPERTY HIGHLIGHTS

AMENITIES

Five story Class "A" office building located within the prestigious Sawgrass International Corporate Park. Renovation which includes Grab & Go Café, Conference Room, newly renovated lobby and newly delivered covered parking and walkway. Two-story glass atrium lobby entrance, outdoor tenant lounge with water views and high-end finishes throughout. Free Wi-Fi in lobby and interactive touchscreen directory with real-time traffic updates. Close-proximity to Sawgrass Mills Mall, hotels, restaurants, banks, daycare, fitness centers and walking trails.

TRANSPORTATION

Immediate access to Sawgrass Expressway, Interstate 75, and Interstate 595. 15 Miles from Ft Lauderdale International Airport

TECHNOLOGY

AT&T, FPL FiberNet, Sprint, Comcast

SUSTAINABILITY

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

Building Owner: Workspace Property Trust

Total Building Size: 140,160 SF

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Conference Room



Lobby Area



Cafe



Balcony View



Front Entrance



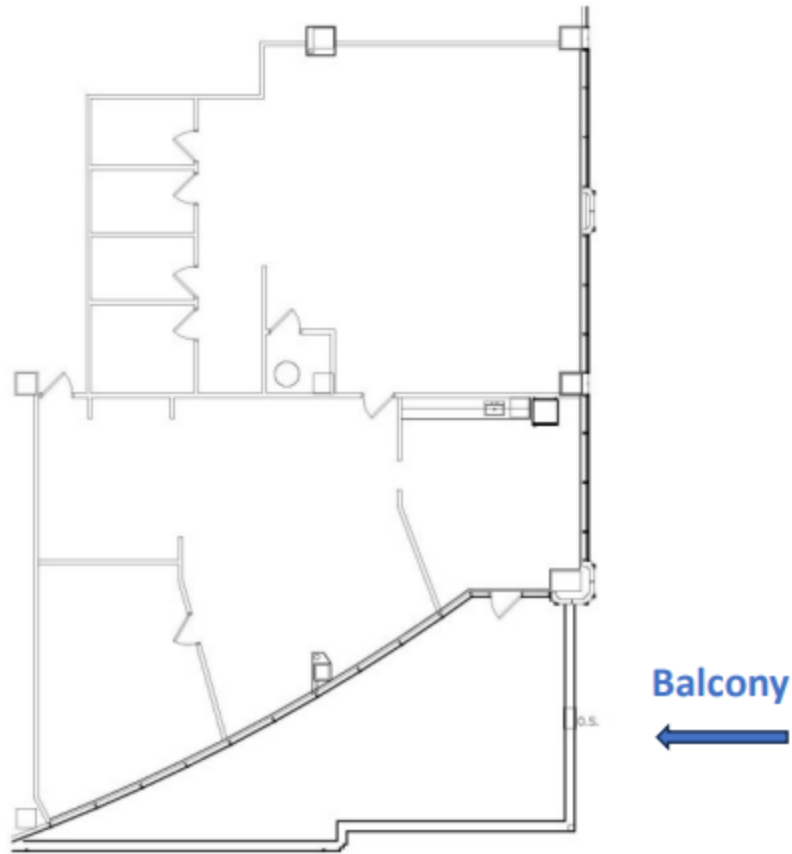
Outdoor Lounge

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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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