



15,172 SF Plug-N-Play Opportunity

## North 40 Highlights

- 2-story office building totaling 147,984 sf
- 24/7 building access
- On-site management
- On-site food services
- Fitness Center
- Conference Center
- Parking ratio 4:1,000
- Convenient access to I-95 and Yamato Road

For more information, please contact:

**Gary Gottlieb, SIOR, Principal**

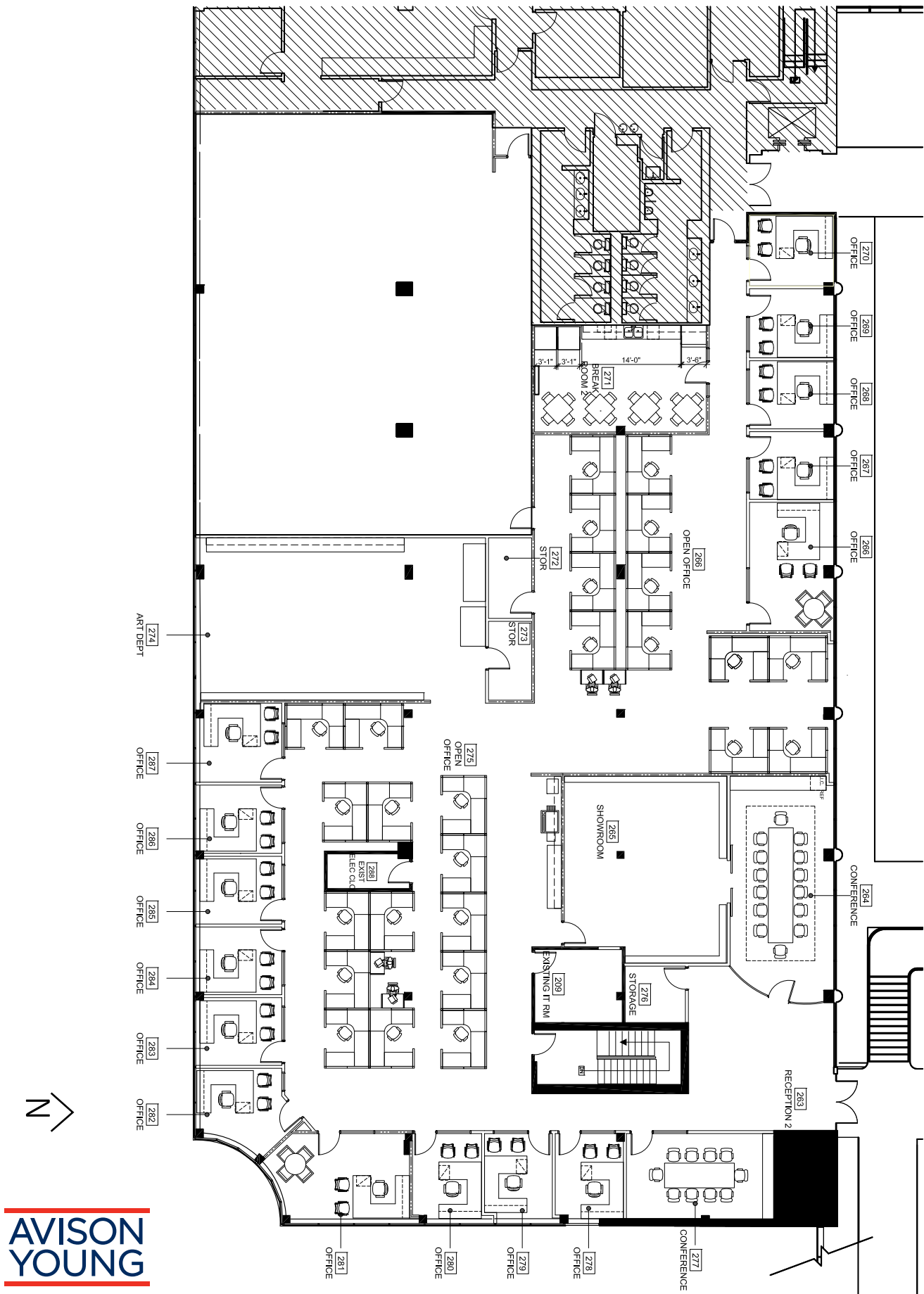
561 721 7025

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**Keith O'Donnell, Principal**

561 893 7011

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Atrium



Open Floorplan with Cubicles



Large Conference Room



Open Floorplan with Cubicles

## Rental Rate

- \$22.00 psf (NNN)
- + \$10.23 in Operating Expenses
- Brand new buildout
- Brand new furniture

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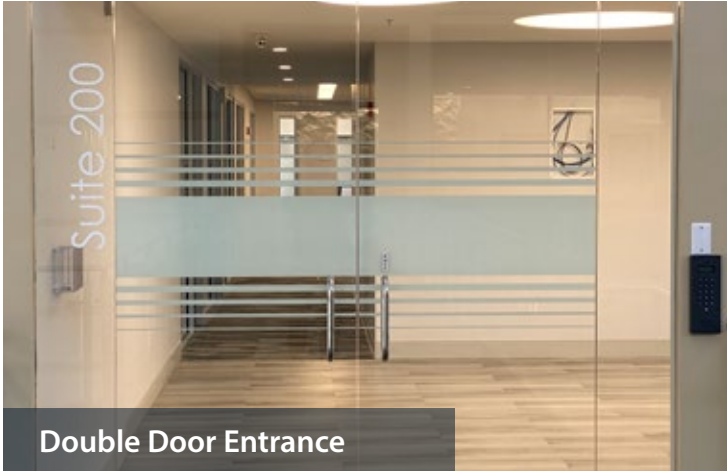
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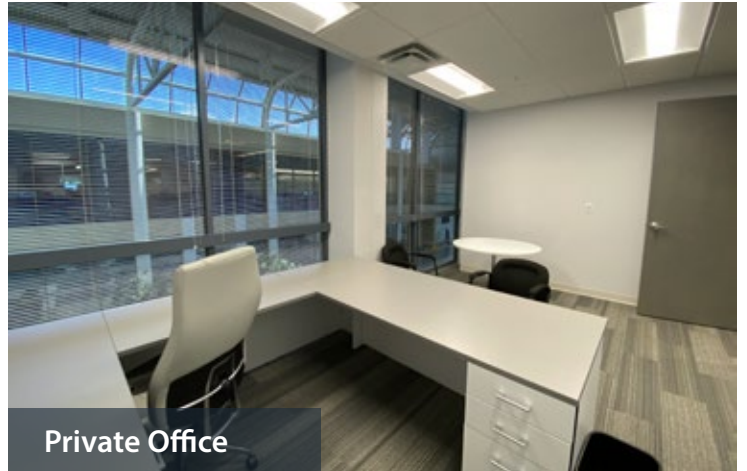
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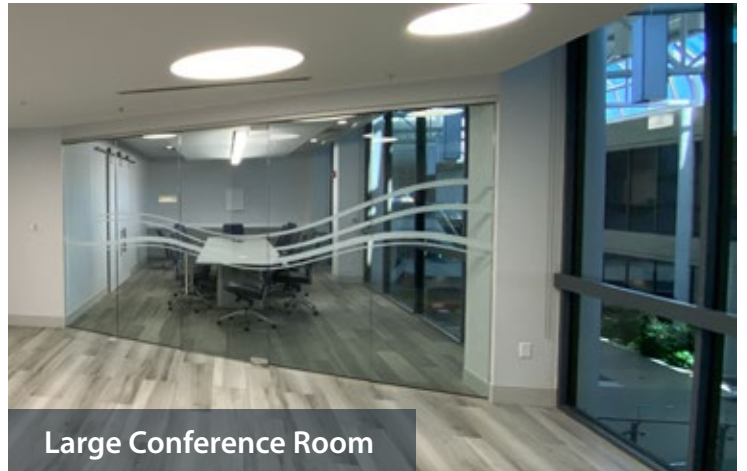
Double Door Entrance



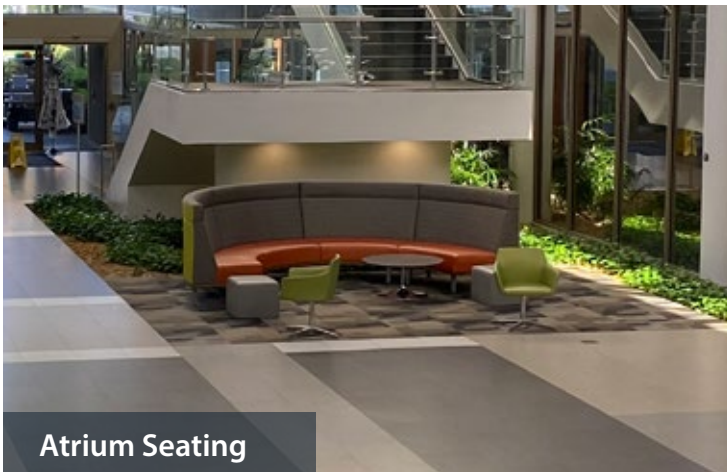
Private Office



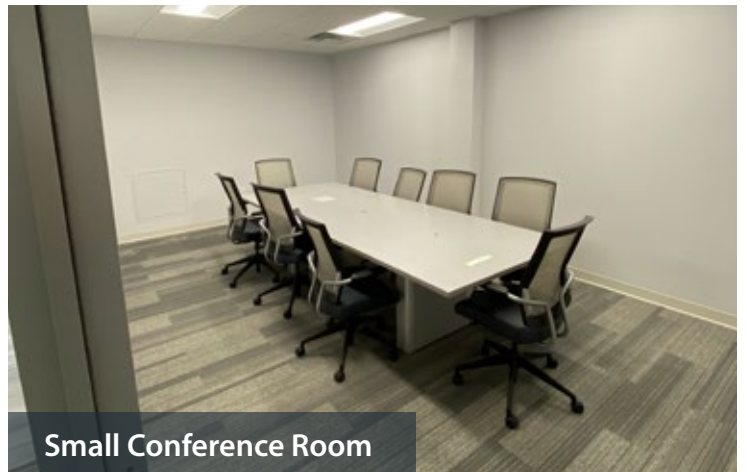
Kitchen Lounge



Large Conference Room



Atrium Seating



Small Conference Room



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## Property Location



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