

# New Look Inside, Outside & Beyond



For Lease

## Citibank Building

# 7300 North Kendall Drive

Miami, FL 33156

### Property Features

- Building security
- On site property management and maintenance personnel
- Offices from 3,580 SF - 15,312 SF
- Complete transformation and renovations of exterior façade, lobby, hallways and restrooms
- Efficient floor plans
- Offices immediately available
- Ideal for all professional firms (i.e. law firms, accounting firms or corporate headquarters)
- Below market full service rates
- No pass through of operating expense increases

For more information:

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For Lease  
**Office Suites**



# Citibank Building

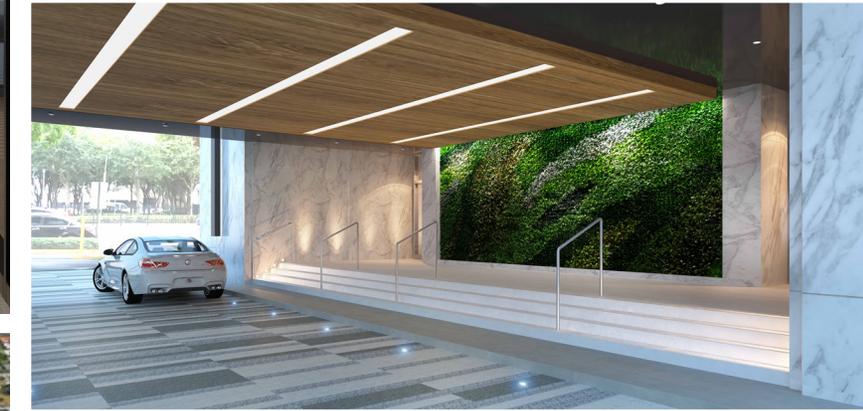
7300 North Kendall Drive

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## Location Features

- Directly across from Dadeland Mall in the center of an emerging urban community.
- Walkability Score: 83 (Walking distance to metrorail, restaurants, shopping and hotels).
- Easy access to major highways: US1, North Kendall Drive, and Palmetto Expressway (SR 826)

Metrorail stations:	0.4 miles
Dadeland Mall:	0.1 miles
State Road 826 (Dolphin Expy):	0.5 miles
US1:	0.4 miles

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# Citibank Building 7300 North Kendall Drive



## AVAILABILITIES

SUITE	RSF
*200	7,936
340	3,580
800	15,312

\* Can be subdivided

**NAI**Miami

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