

Building Features

- New Class A office building with modern minimal industrial finishes
- 49,609 sq. ft. total building
- Suites ranging from 1,334 sq. ft. up to 2,745 sq. ft., built to specification
- 15,889 sq. ft. +/- available for a full floor tenant
- 4/1,000 parking via a covered, air-conditioned walkway on the 2nd floor
- 2 conference rooms
- Rooftop tenant lounge
- Generator ready

For Leasing Information:

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Building and Location Overview

Downtown Hollywood's newest Class A building is scheduled to deliver the first quarter of 2023. The building is at the heart of The historic Downtown Hollywood district located steps away from Arts Park @ Young Circle and walking distance to Hollywood Boulevard.

The building features are modern minimal, with cool tones and warm elements, recessed lighting coves. Curtain wall windows will feature a soft white light display. Piped in music will be played throughout the building. Individual HVAC systems lend to tenant's controlling their air temperatures. The rooftop tenant lounge has the capacity to accommodate up to 50 people.

City National Bank will provide banking on the ground floor with 2 drive through lanes. Firm Realty will provide on site management and leasing.

Nearby restaurants and retail include Gioia Eats, Twin Peaks, The Greek Joint, Villa Romano, Go Bistro, The Tipsy Boar, Shabo's Mediterranean Barbeque, Nordic Bakery, Iron Sushi and Shipyard which features a variety of concepts to include coffee, salads, cocktails and more.

Downtown Hollywood sits in proximity to the Ft. Lauderdale International Airport, Port Everglades, I 95, and US1. It is centrally located in the South Florida market between Miami and Ft. Lauderdale.

