



NEWLY RENOVATED LOBBY & COMMON AREAS



CLOSE PROXIMITY TO I-595



STRUCTURED PARKING

Lakeside Office Center

600 NORTH PINE ISLAND ROAD
PLANTATION, FL 33324

LAKESIDE OFFICE CENTER

Lakeside Office Center consists of 134,443 square feet of Class A Office space. The office building is situated in one of South Florida’s most desirable office and residential submarkets.

The building is located on a beautifully landscaped, 12.43 acre parcel with lake frontage. Newly renovated lobby and common areas, and the building’s architecturally unique and distinctive design is comprised of modern winged edges and intertwining glass and stone, while accentuated with a two-story glass atrium lobby.

The two-story glass atrium is accented by a balcony which surrounds the exterior portion of the lobby and features generous amounts of natural light on one side and lake views on the other. Newly constructed parking garage provides covered parking.



AVAILABLE SPACE

<u>SUITE</u>	<u>RSF</u>	<u>NOTES</u>
200	15,181	
225	2,502	GORGEOUS LAKE VIEWS
260	6,412	OPEN LAYOUT
225/260	8,914	CONTIGUOUS 8,914 R.S.F
TOTAL CONTIGUOUS FULL SECOND FLOOR 24,095 R.S.F.		
340	2,359	AVAILABLE 9/1/22
350	2,534	HIGH END FINISHES, INTERIOR GLASS
360	2,939	CORNER SUITE WITH LAKE VIEWS
370	3,880	CORNER SUITE WITH LAKE VIEWS
450	13,659	AVAILABLE 5/1/22 DIVISIBLE



EXCEPTIONAL AMENITIES & ACCESS



KEY FEATURES

 <p>NEW CONFERENCE CENTER</p>	 <p>4:1,000 S.F PARKING RATIO COVERED AND UNCOVERED</p>	 <p>EFFICIENT FLOOR PLATES</p>	 <p>15 MINUTES TO FLL AIRPORT</p>	 <p>BEAUTIFUL OUTDOOR SEATING AREA WITH LAKE VIEW OF 12.34 ACRE PARCEL</p>
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SPECIFICATIONS

Property Highlights

- Common conference center
- New exterior upgrades to entrance
- Newly renovated lobby and common areas
- 4:1,000 s.f. parking ratio
- New Structured parking
- Fiber optics and Comcast available
- Loading Dock
- On-site security and property management
- Beautiful lake views with lush tropical landscaping

Location Description

- Adjacent to The Veranda Shoppes including restaurants, banking and retail, and new upscale multifamily residences
- Convenient to public transportation, including county and community bus service
- Close proximity to all major highways via I-595
- 15 minutes to Fort Lauderdale/Hollywood International Airport



RATES

* \$24.00 P.S.F., NNN

* \$13.52 P.S.F. OPERATING EXPENSES

WWW.LAKESIDEOFFICECENTER.COM

Leasing Information

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