



Judy Dolan
Senior Vice President
Berger Commercial Realty

☎ 9546522036
✉ jdolan@bergercommercial.com

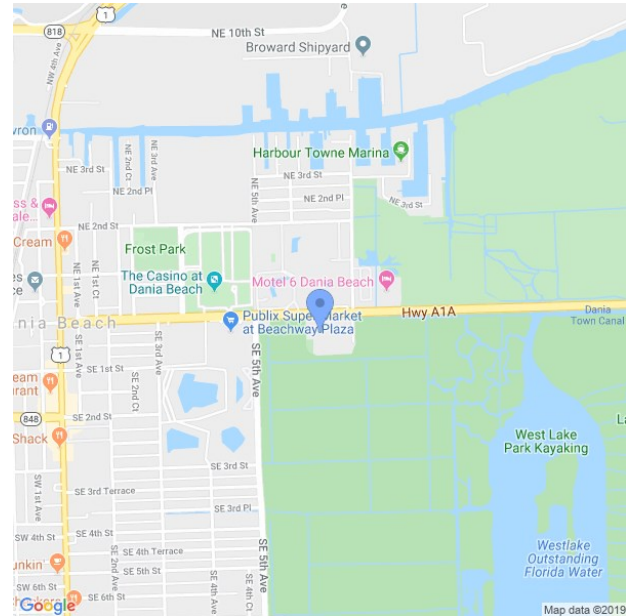


700 E. Dania Beach Blvd.

700 E. DANIA BEACH BOULEVARD, DANIA BEACH, FLORIDA 33004



COMMERCIAL • OFFICE • FOR LEASE



LEASE RATE **\$20.00-\$24.00 /SQFT MG**
ZONING **GTWY-MU, CITY OF DANIA BEACH**
BLDG TYPE **MULTI-TENANT**
CLASS **B**
YEAR BUILT **1976**

STORIES **3**
GROSS BLDG **14,457 SQFT**
CONTIG SPACE **1,983 SQFT**
AVAIL PARKING **6/1000SQFT**
MARKET **FORT LAUDERDALE**
SUB-MARKET **SOUTHEAST BROWARD**

- Suite 202 • 1,983 +/- square feet
- Two large executive offices, 3 junior executive offices, break room, reception, admin area, and storage/server room.
- Conveniently located on East Dania Beach Blvd. • Ideal for a variety of professions.
- Zoning: GTWY-MU, City of Dania Beach allows for professional offices, and a wide variety of other uses.
- Rental Rate is \$24 per square foot plus janitorial. • Parking Ratio of 5.5 space for every 1,000 sf leased
- Visit: properties.bergercommercial.com/700Building for more information

Professional office available for lease January 1, 2019. Two large offices, 3 smaller offices, reception, break room, storage/server room, and administrative area. Ideal for professionals looking to be in Dania Beach.

Located on East Dania Beach Boulevard, the main artery to Dania Beach and John Lloyd State Park. Dania Beach Boulevard is undergoing a major transformation with the renovation of Dania Jai Alai and Casino, the construction of a new apartment/retail complex, and the expansion of The Danian's Condominiums. The location allows for short ride to the Fort Lauderdale International Airport, Port Everglades, and to many of the yachting related businesses.

 2 Spaces



TYPE: **OFFICE BUILDING**

AVAILABLE: 4,300 SqFt

LEASE RATE: \$20.00 MG

SUITE/UNIT: 100

FLOOR: 1

Former bank branch available for lease. Current set up has large customer service area, four teller windows, large conference room, large work room, large break/work room, three restrooms.



TYPE: **OFFICE BUILDING**

AVAILABLE: 1,983 SqFt

LEASE RATE: \$24.00 MG

DATE AVAIL: 1/1/2019

MIN DIVISIBLE: 1,983 SqFt

MAX CONTIGUOUS: 1,983 SqFt