



5757, 5775 & 5805  
BLUE LAGOON DRIVE

OFFICE SPACE  
FOR LEASE



Colliers

FOR RENDERING PURPOSES ONLY

# PROPERTY HIGHLIGHTS OVERVIEW



750 - 23,400 SF of Office Space



4/1000 Unreserved Parking at No Charge



Building & Monument Signage Available



On-Site Management, Leasing and 24-Hour Roving Security



Over 6 Major Hotels within Waterford Park including Hilton, Pullman Hotel, Hyatt House & Homewood Suites



Suites Ready for Immediate Move-In



Undergoing Exterior and Landscaping Upgrades



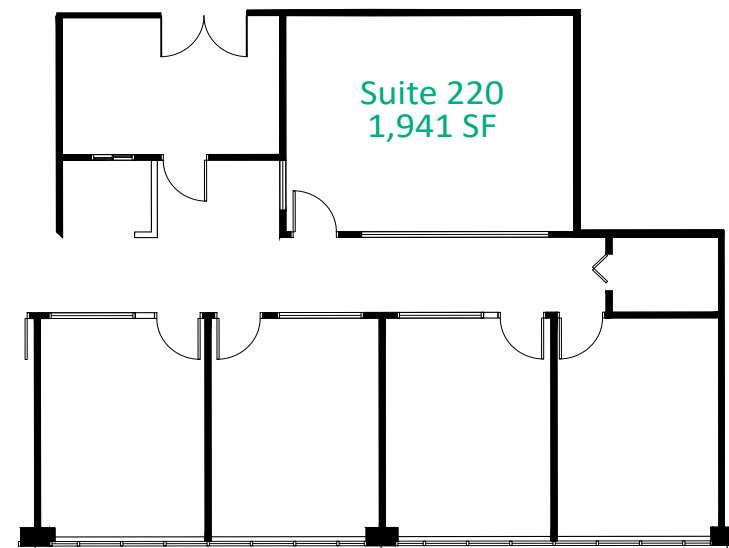
Recently Renovated Lobbies, Restrooms & Common Areas



New Institutional Ownership, the Third Largest Owner in Waterford Park



Close Proximity to Sammi's Cafe as well as Tenant Conference and Wellness Facilities



## VARIETY OF RECENT RENOVATIONS

ALL BUILDINGS HAVE ENCOUNTERED RECENT RENOVATIONS INCLUDING LOBBIES, RESTROOMS, COMMON AREAS, EXTERIOR AND LANDSCAPING

**\*\*Spec Suites Available for Immediate Move-In**



**BUILDING & MONUMENT SIGNAGE AVAILABLE**

# SIGNAGE OPPORTUNITY

5757 WATERFORD

5775 WATERFORD

5805 WATERFORD

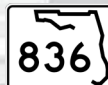
6101 WATERFORD

6161 WATERFORD

DOLPHIN EXPRESSWAY



NW 97th Ave



Miami International Airport

NW 20th St



NW 11th St



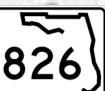
W Flagler St

LITTLE HAVANA

Miami CBD



SWEETWATER



SW 16th St

West Miami

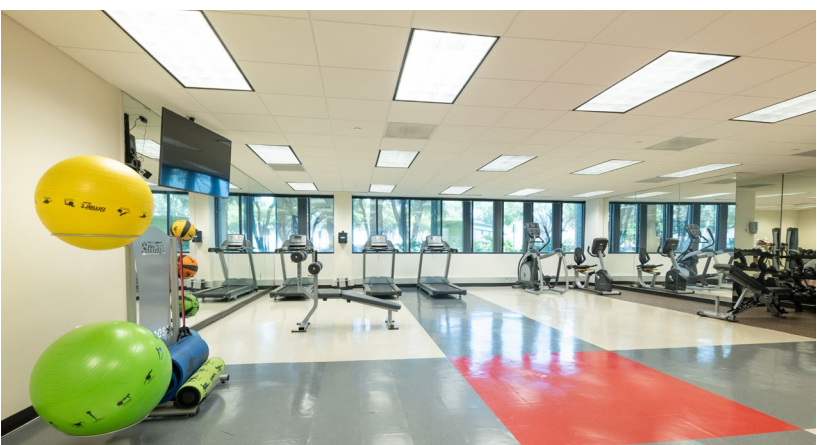
MIAMI-DADE COUNTY  
CENTRAL LOCATION

**SIGNAGE OPPORTUNITY FACING THE DOLPHIN EXPRESSWAY  
WITH EXPOSURE TO OVER 210,000 CARS DAILY**

**SIGNAGE**



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## BROKER CONTACTS FOR LEASING INFORMATION

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