



6101 & 6161
BLUE LAGOON DRIVE

OFFICE SPACE
FOR LEASE



PROPERTY HIGHLIGHTS OVERVIEW



1,999 - 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



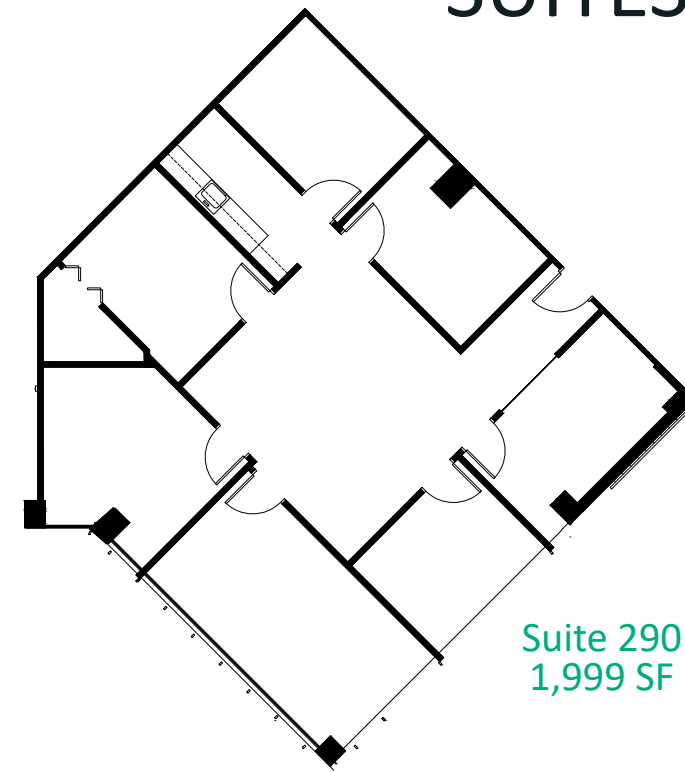
New Institutional Ownership, the Third
Largest Owner in Waterford Park



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



MOVE-IN READY SUITES



Suite 290
1,999 SF

VARIETY OF RECENT RENOVATIONS



ALL BUILDINGS TO BE FULLY RENOVATED INCLUDING LOBBIES,
RESTROOMS, COMMON AREAS, EXTERIOR AND LANDSCAPING

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

BUILDING & MONUMENT SIGNAGE AVAILABLE

AVAILABILITIES BETWEEN
1,999 - 23,375 SF

SIGNAGE
OPPORTUNITY
FACING SR 836

5757
WATERFORD

5775
WATERFORD

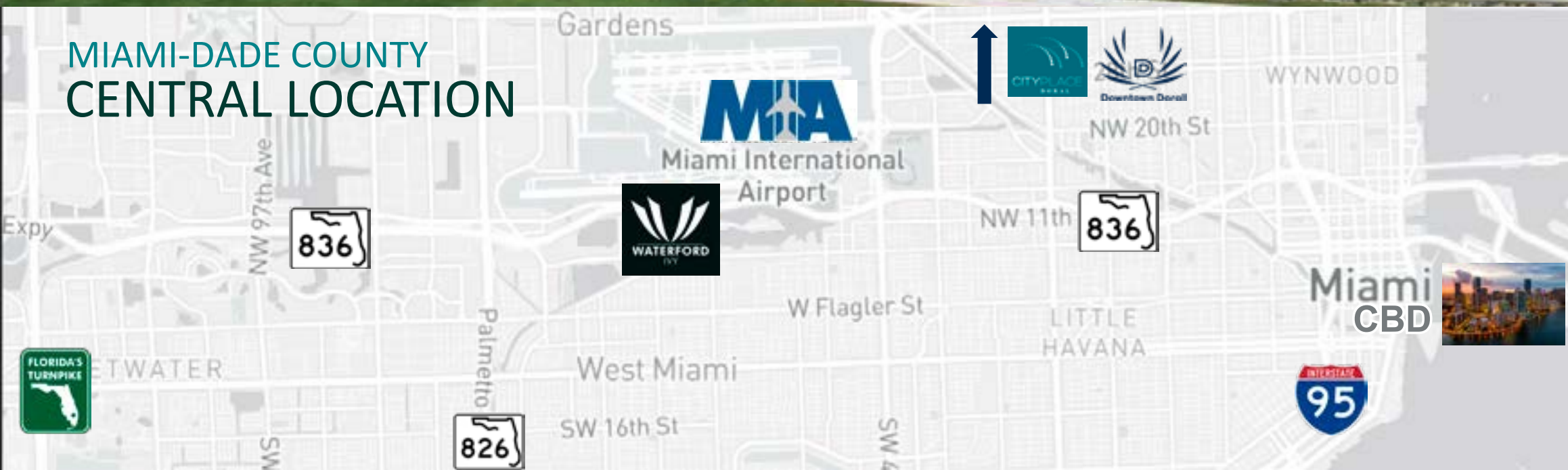
5805
WATERFORD

6101
WATERFORD

6161
WATERFORD

DOLPHIN EXPRESSWAY

MIAMI-DADE COUNTY
CENTRAL LOCATION



NORTH FACING
BUILDING-TOP SIGNAGE
EXPOSURE TO OVER
213,000 CARS, DAILY



BROKER CONTACTS FOR LEASING INFORMATION

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