

TOTAL
CONNECTIVITY
TO ENDLESS
POSSIBILITIES



1580
1580

SAWGRASS CORPORATE PARKWAY
SUNRISE, FL 33323

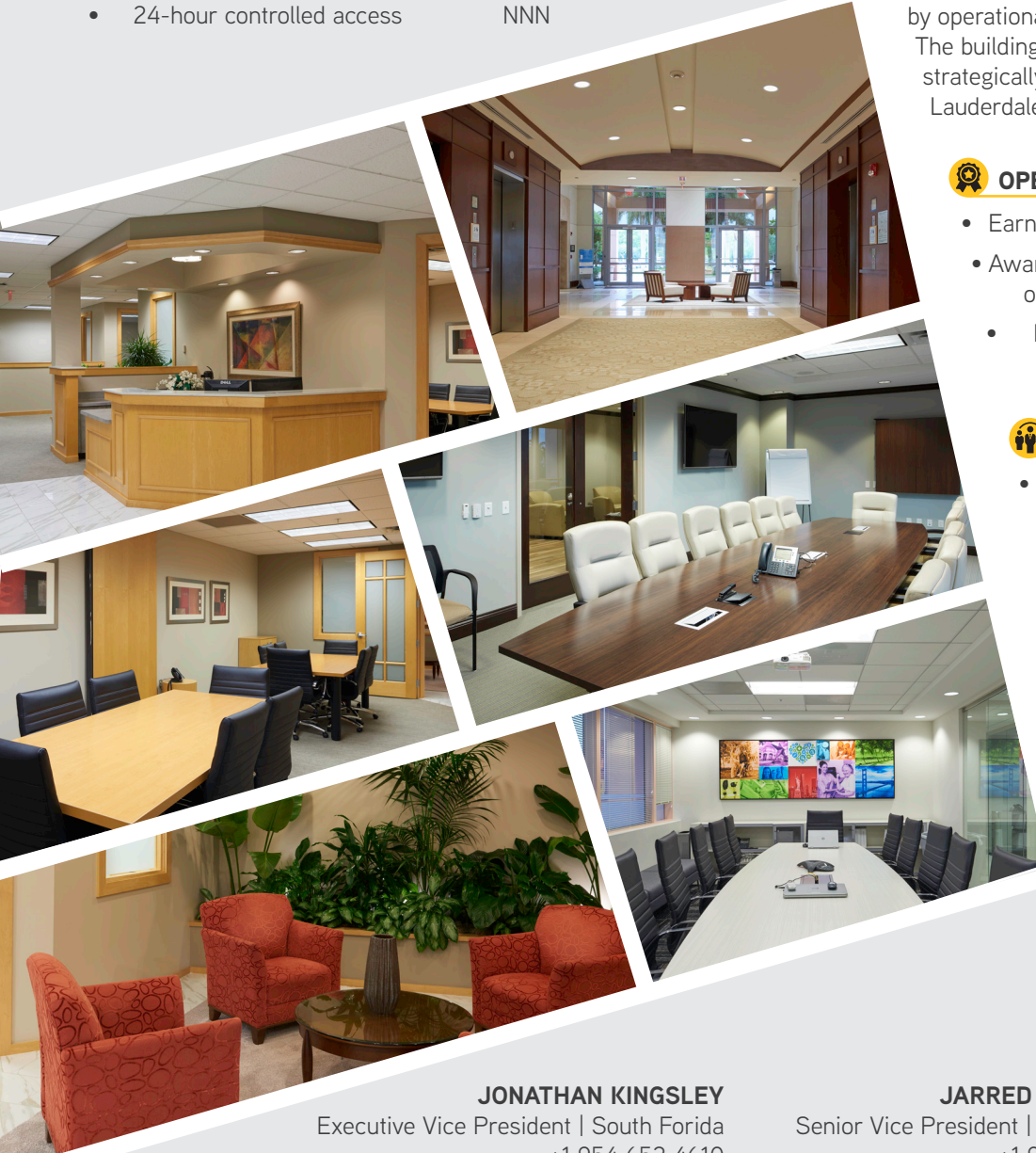


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BUILDING FEATURES BUILDING FEATURES BUILDING FEATURES

- Two-story, atrium style lobby & vaulted ceilings
- 24-hour controlled access
- 4.45: 1,000 SF parking ratio
- Asking rate, \$22.00 PSF NNN



INTERNATIONAL PLACE 2

International Place 2 is a four-story class A office building with institutional appeal, underpinned by operational excellence and offering a technologically advanced, tenant-friendly environment. The building is located in the 612-acre master-planned Sawgrass International Corporate Park, strategically bound by I-595, I-75 and Sunrise Boulevard, with outstanding connectivity to Fort Lauderdale, Broward County and beyond.

OPERATIONAL EXCELLENCE:

- Earned the BOMA 360 Designation
- Awarded an Energy Star label for operating efficiency
- Multiple common area upgrades on several floors

TENANT-FRIENDLY ENVIRONMENT:

- Views of the Everglades, multiple lakes, jogging paths in a secure, serene, tropical environment
- Ample surface parking
- 24-hour controlled access
- Impact-resistant, thermal glass

BUILDING VACANCIES:

- Suite 420 / 7,706 RSF
- Suite 400 / 8,300 RSF

CONNECTIVITY:

- Directly connected to the technology-rich environment of Sawgrass International Corporate Park, with fiber optics and redundant power grids throughout.
- Wider connections to the city of Sunrise, which is uniquely positioned to meet tenants' technological needs, by providing the latest, state-of-the-art telecommunications network and Broward County's all-digital fiber optic switching facility as well as the City of Sunrise's satellite farm.

VISIT THE PROPERTY WEBSITE
FOR MORE INFORMATION
www.internationalplace2.com

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