



FOR LEASE | 1475 W Cypress Creek Road, Fort Lauderdale, FL 33309

Crown Center Office Park

Crown Center is an uptown, low-rise green office campus situated on 24 acres fronting Cypress Creek Road. It consists of six buildings and is home to several notable corporate tenants. Strategically located just east of Interstate-95, it is surrounded by restaurants, hotels, another area amenities. The campus offers numerous amenities such as an on-campus cafe, abundant parking, electric vehicle charging stations and a professional on-site property management team that ensures all tenants and the property receive the utmost attention.

Sal Bonsignore, SIOR, CCIM
Vice President
+1 954 652 4608
sal.bonsignore@colliers.com

Ronald Schagrin, SIOR
Vice President
+1 954 652 4605
ronald.schagrin@colliers.com

PROPERTY MANAGED BY:



Starting at:

\$14.50
PSF NNN

**Colliers International South
Florida, LLC**
200 E Broward Boulevard,
Suite 120
Fort Lauderdale, FL 33301



FOR LEASE | 1475 W Cypress Creek Road, Fort Lauderdale, FL 33309

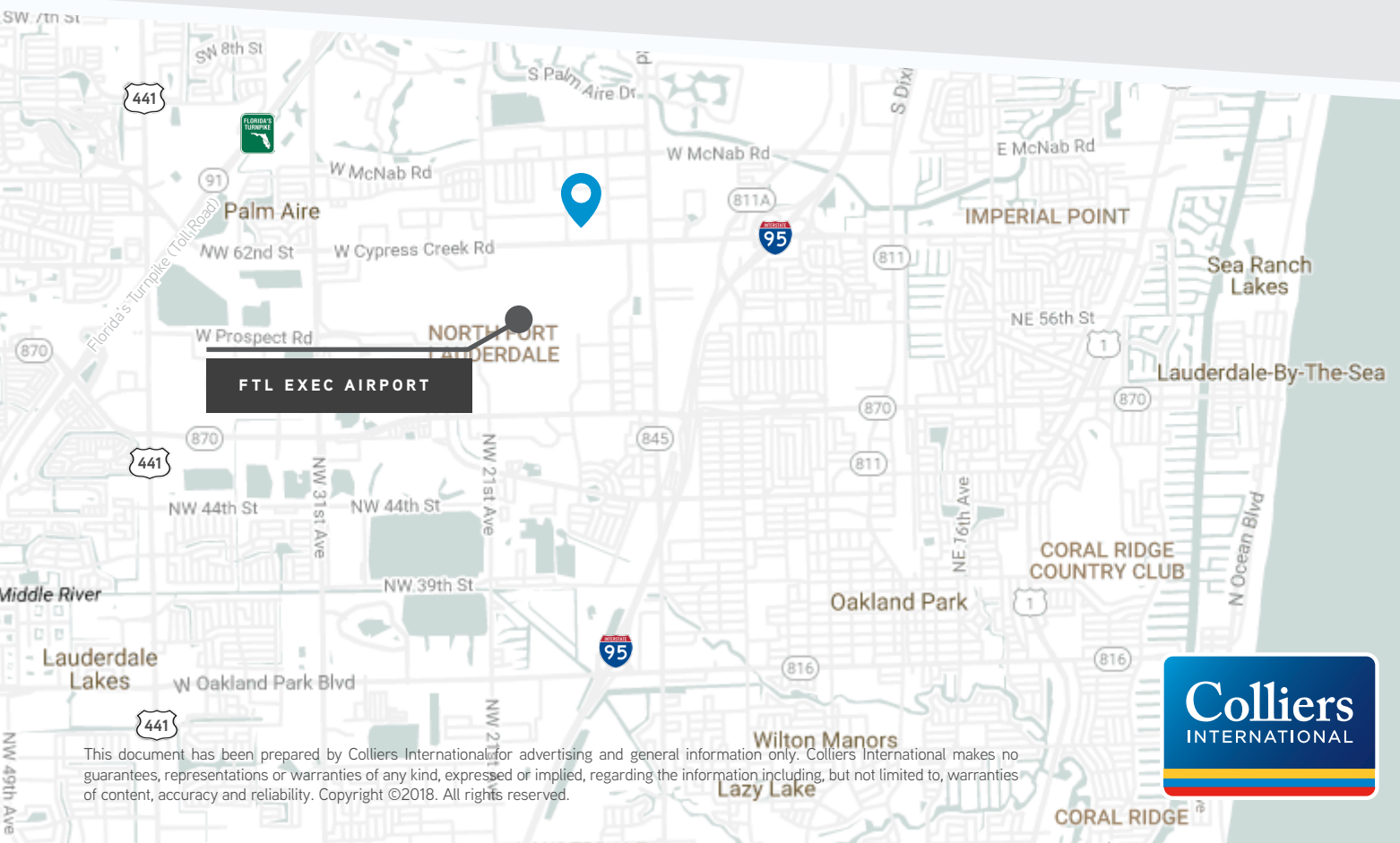
Building 1451 Overview

Building Size	68,472 SF on two stories
Year Built	1984; renovated 2001
Owner	Fort Lauderdale Crown Center, Inc
Common Area Factor	9.9%
Building Hours	7:00 am to 8:00 pm and Sat: 8:00 am to 4:00 pm
Parking	4.00/1,000 SF
Rental Rate	\$14.50 - \$15.50 PSF, NNN
2018 OPEX	\$8.86 PSF +electric

Key Features

- Class A tenant finishes
- On site cafe
- Quick and convenient access to I-95 and Florida's Turnpike
- Separately metered electric
- LEED certified (Existing Building: Operation & Maintenance)
- Key card (24/7) access
- Onsite Property Management by Midgard Management

POSITIVE WORKING
ENVIRONMENTS
SUSTAINABLE
BUSINESS CAMPUS
CROWN CENTER
FORT LAUDERDALE



This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Copyright ©2018. All rights reserved.