



STEP INTO SUCCESS.

MOVE-IN READY SUBLEASE

SUITE 2810 | BRICKELL CITY TOWER | 80 SW 8TH STREET, MIAMI, FL 33130

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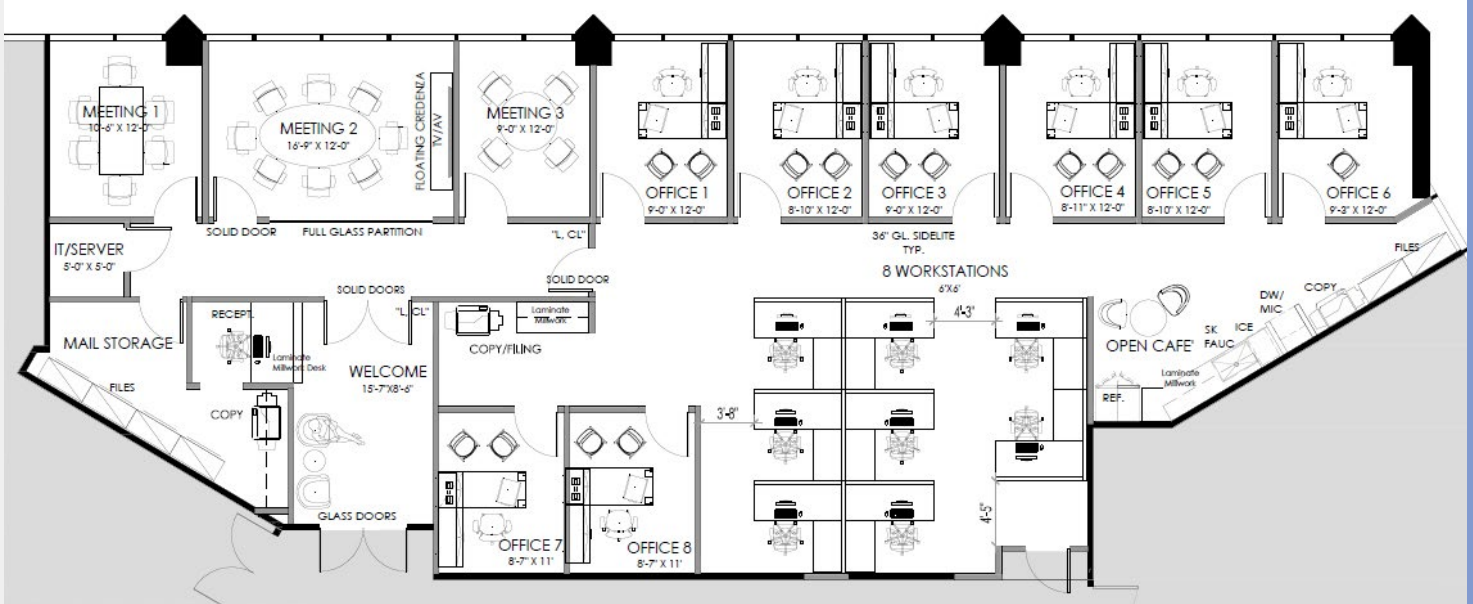
MOVE-IN READY SUBLEASE

YOUR OFFICE IN THE DYNAMIC CENTER OF BRICKELL.



SUITE: 2810
SIZE: 3,470 RSF
RATE: NEGOTIABLE
RBA: 290,000 RSF
TERM EXPIRATION: 6/30/2027

- 6 perimeter offices
- 2 interior offices
- 3 meeting rooms
- 8 workstations
- IT/server room
- Reception area with file/mail storage
- Open kitchen area



SUITE 2810 FLOOR PLAN

MOVE-IN READY SUBLEASE

INSPIRATIONAL RIVER VIEWS.

Workspaces designed to impress — all with panoramic views of Brickell and the Miami River. Each perimeter office and meeting space offers spectacular views of Brickell and the Miami River.



CONFERENCE ROOM WITH MIAMI RIVER VIEWS



PERIMETER OFFICE WITH MIAMI RIVER VIEWS

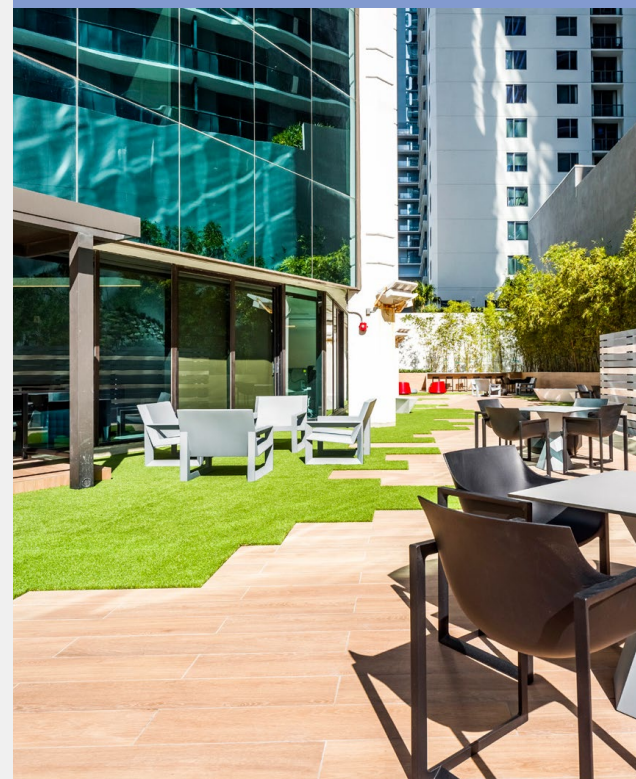
MOVE-IN READY SUBLEASE

CLASS A OFFICE BUILDING.



CLASS:	A OFFICE
RENOVATED:	2018
FLOORS:	33
RBA:	290,000 RSF
FLOOR SIZE:	16,200 RSF
PARKING:	1.7/1,000 RSF
CEILING HEIGHT:	9' FINISHED

- Meeting rooms & office space separated by solid door
- Located in the heart of Miami's urban core
- Newly renovated common areas and upgraded elevators
- Adjacent to public transportation including Metrorail, Metromover, Metrobus, Brickell Trolley, and The Underline
- Walking distance to numerous dining, entertainment, and retail amenities including Brickell City Centre and Mary Brickell Village
- On-site management and security



BUILDING LOBBY

OUTDOOR TERRACE

CONFERENCE CENTER

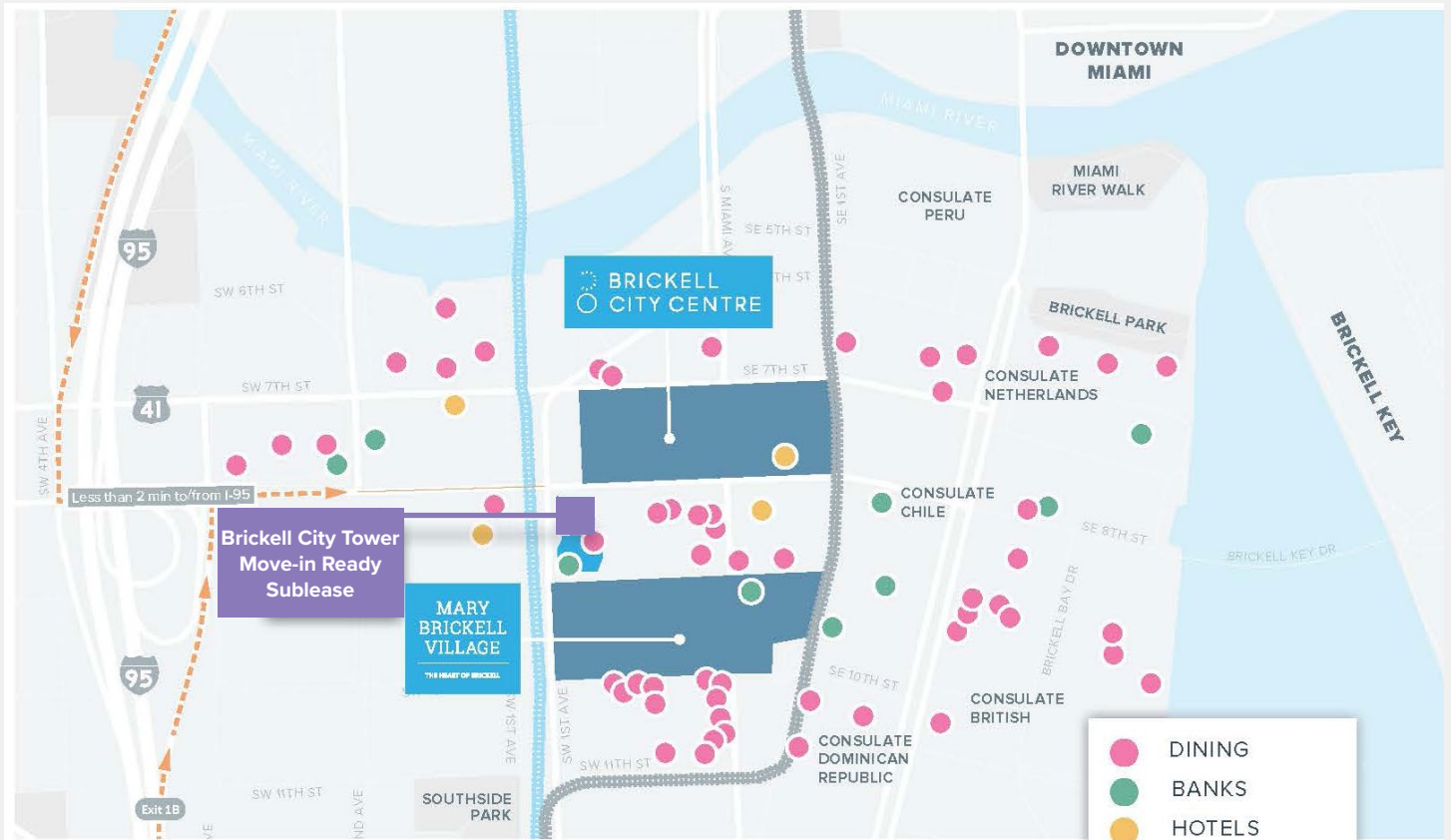


TENANT LOUNGE



MOVE-IN READY SUBLEASE

THE NEW CENTER OF BRICKELL.



BRICKELL CITY CENTRE

▼
Cafe Americano
Casa Tua Cucina
Cmx Stone Sports Bar
Dr Smood
Est.33 Thai Craft Brewery & Kitchen

MARY BRICKELL VILLAGE

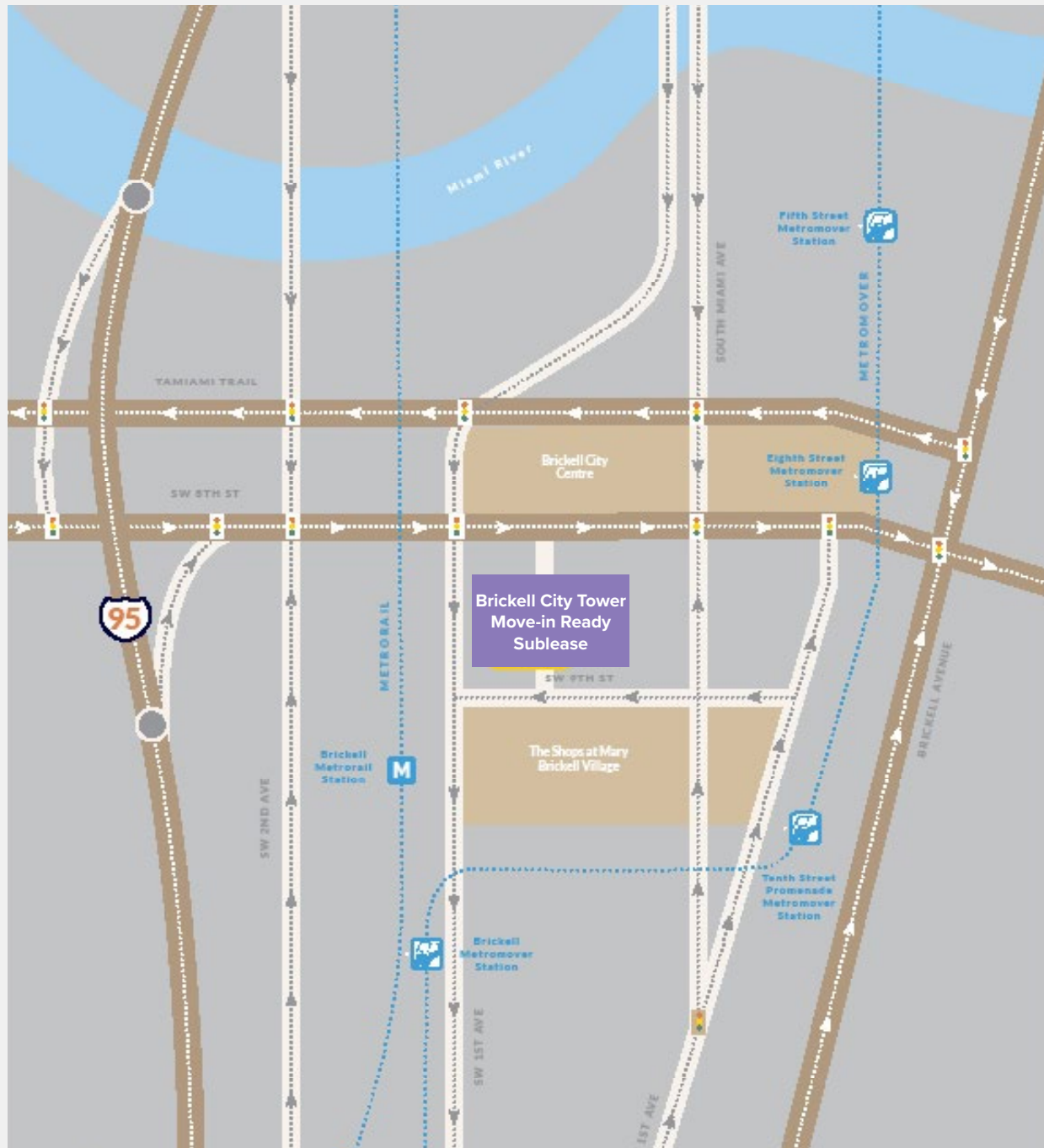
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Balan's
Baru Latin Bar
Blue Martini
Candela Gastro Bar
Moxie's

North Italia
P.F. Chang's China Bistro
Rawjuce
Starbucks Coffee
Subway

Toscana Divino
Tucandela Bar
Vale Food Co

MOVE-IN READY SUBLEASE

QUICK AND EASY. VALUE YOUR TIME.



Brickell City Tower is conveniently positioned to save you drive times with multiple points of ingress and egress away from traffic congestion.

For More Information, Please Contact:

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