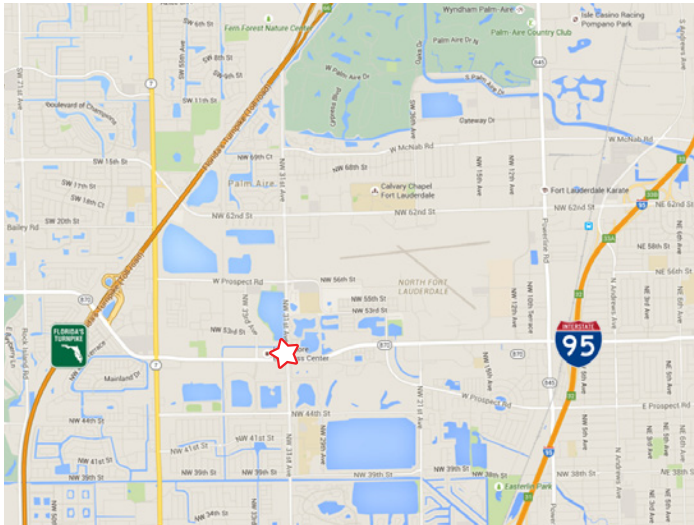


LAKE SHORE CENTER III

3125 W. COMMERCIAL BLVD. | FORT LAUDERDALE, FLORIDA 33309

5,041 SQ. FT. OFFICE SPACE AVAILABLE



- FOR MORE INFO: LAKE SHORE BUSINESS CENTER.COM
- CLASS-A FINISHES
- ON-SITE PROPERTY MANAGEMENT AND SECURITY
- CENTRALLY LOCATED ON COMMERCIAL BLVD. BETWEEN THE FLORIDA'S TURNPIKE (1 MILE) AND I-95 (2.5 MILES)
- NEGOTIABLE TENANT IMPROVEMENTS
- 4:1,000 PARKING RATIO
- 24/7 BUILDING ACCESS
- SEPARATELY METERED ELECTRIC
- FULL TENANT CONTROLLED HVAC



MORNING CALM
ADVISORS

FOR MORE INFORMATION

JONATHAN DAVISON, CCIM | DIRECTOR

CELL: (561) 718.7044 | JDAVISON@MORNING-CALM.COM

LAKESHORE CENTER

PROPERTY SITE PLAN



MORNING CALM
ADVISORS

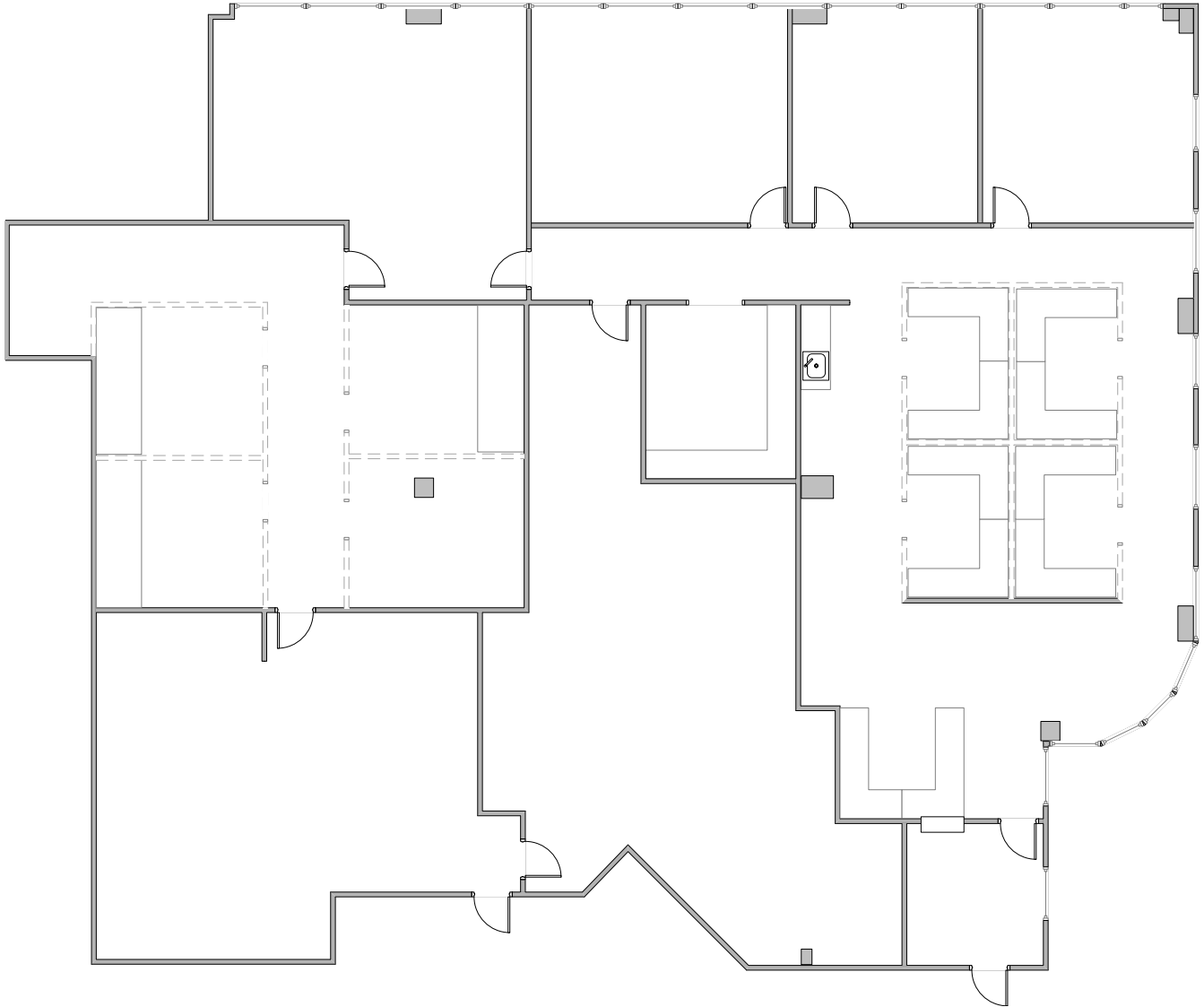
FOR MORE INFORMATION

JONATHAN DAVISON, CCIM | DIRECTOR

CELL: (561) 718.7044 | [JDAVISON@MORNING-CALM.COM](mailto:jdavison@morning-calm.com)

LAKE SHORE CENTER III

SUITE 250 | 5,041 SQ.FT.



MORNING CALM
ADVISORS

FOR MORE INFORMATION

JONATHAN DAVISON, CCIM | DIRECTOR

CELL: (561) 718.7044 | [JDAVISON@MORNING-CALM.COM](mailto:jdavison@morning-calm.com)