

Office



355 Alhambra Circle

For More Information
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CLASS "A" SHARED WORKSPACE FOR LEASE

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134

Tenant Work Space "A":	250 SF 6-8 Chair Seating Tech Workspace
Shared Conference Room:	150 SF (With 8-Chair Seating)
Monthly Rate:	\$2,500.00 Per Month
Term:	12-18 Months, Negotiable

For more listings visit: naimia-ftl.com/properties

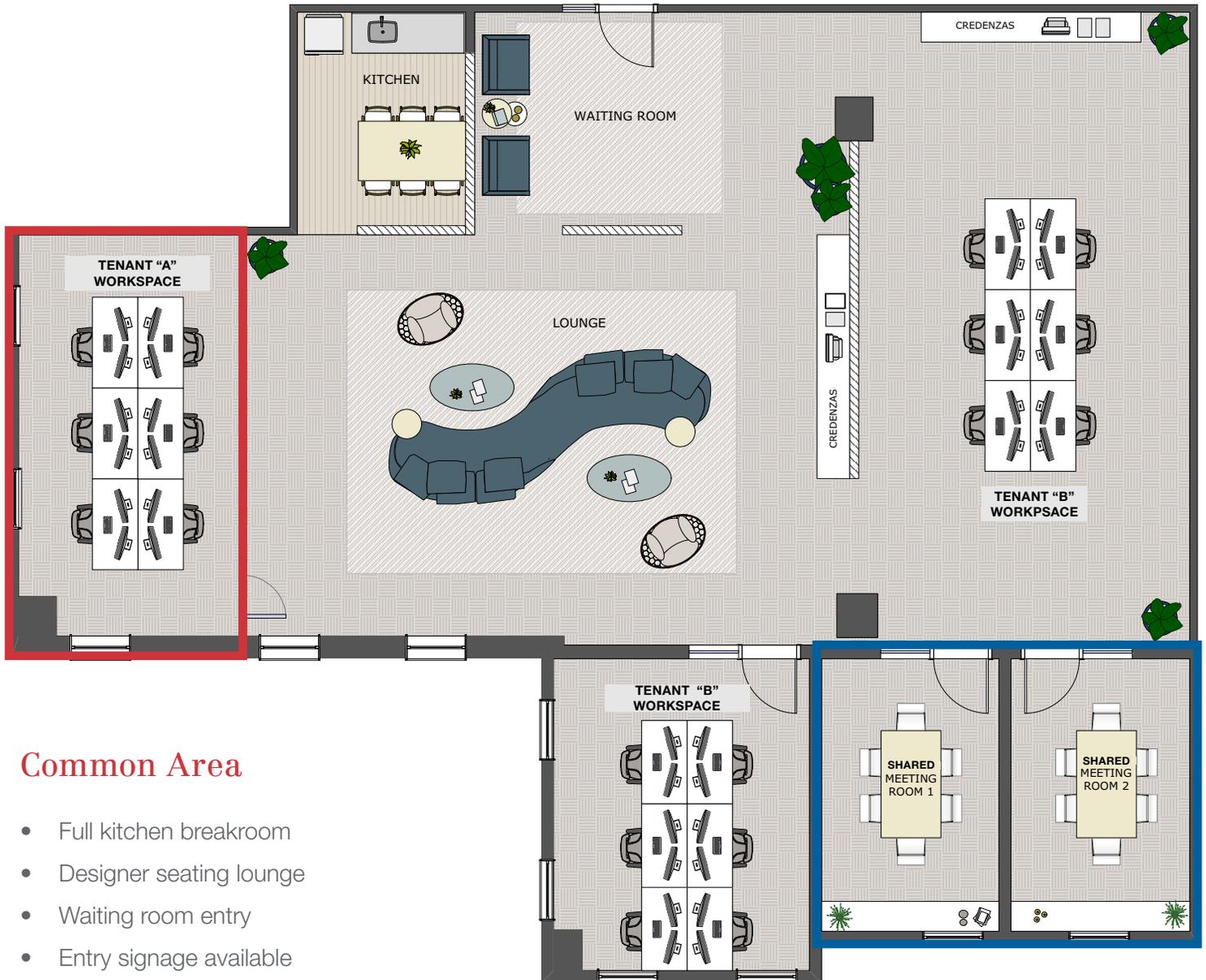
NAI Miami
Fort Lauderdale

Work Space

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Tenant "A" Workspace: ± 250 SF

Shared Conference Room: ± 150 SF



Common Area

- Full kitchen breakroom
- Designer seating lounge
- Waiting room entry
- Entry signage available

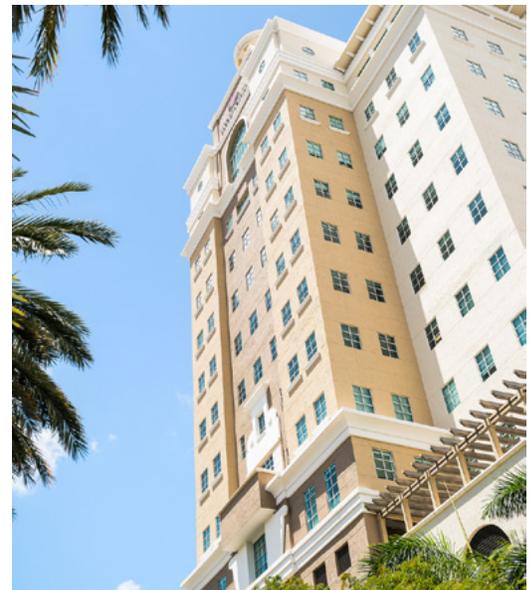
Photos

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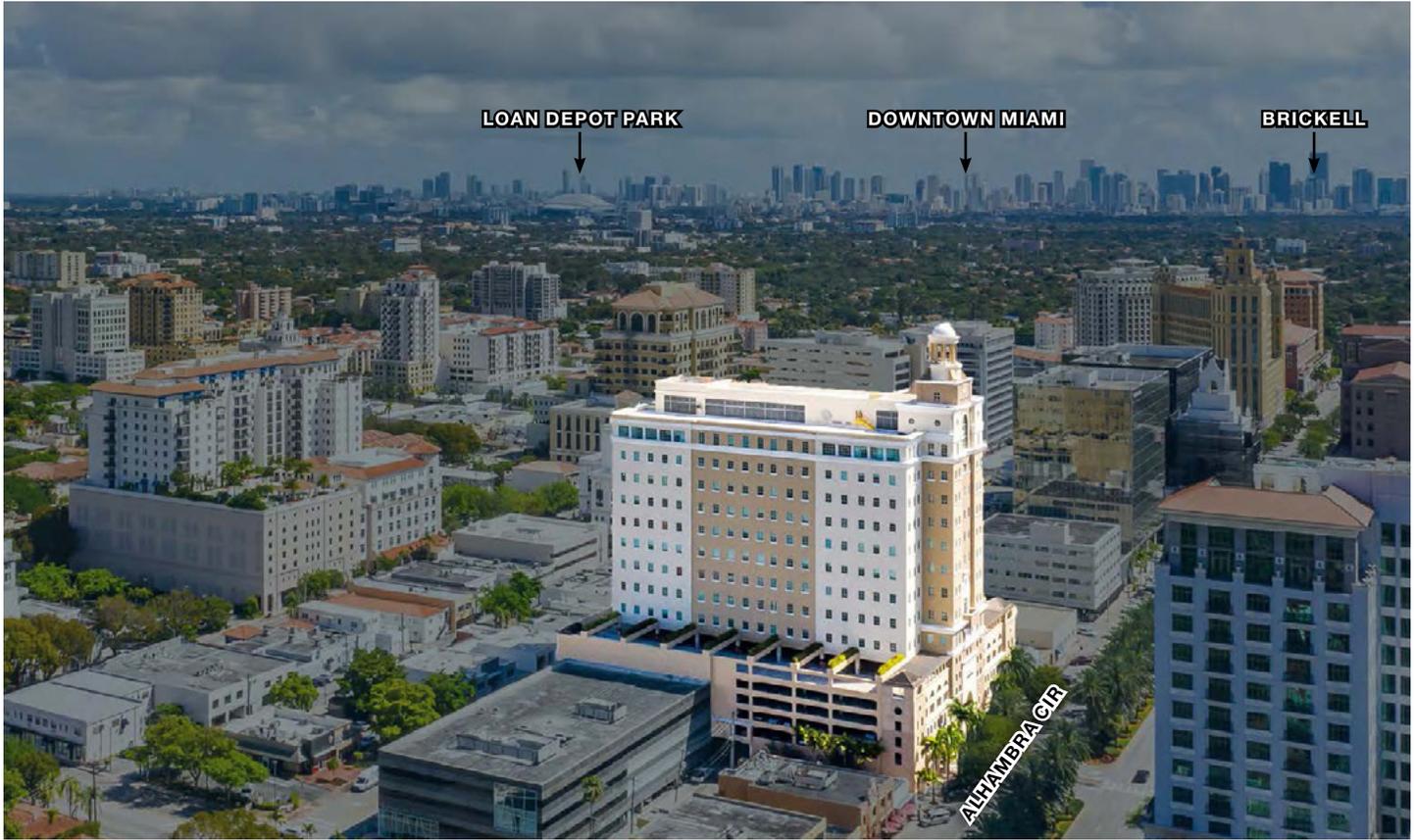
Shared Workplace Features

- Elegantly designed Class “A” office ensemble
- Privacy glass enclosed 6–8-person collaborative workspace with natural light
- Waiting room entrance
- Comfortable seating lounge
- Full kitchen with break area
- Shared conference rooms
- Entry signage
- Garage parking
- 24-hour on-site security



355 Alhambra Circle

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Property Features

- 16-story Mediterranean Style Building located in Downtown Coral Gables
- Premier international business location
- Home to notable corporations and financial services
- State-of-the-Art telecommunications infrastructure
- On-Site banking
- Walking distance and proximity to fine dining, casual and specialty food establishments, pubs, coffee houses, health services, hotels, specialty retail, personal fitness, attractions, variety of mixed-use residential developments



Downtown Coral Gables Retail Map

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134



Location Features

355 Alhambra is located in the Downtown Coral Gables Central Business District (CBD). Within the District, the Giralda Plaza “Streetscape” offers specialty food choices featuring an outdoor seating mall.

Within two blocks is the “Miracle Mile” a friendly pedestrian “Streetscape” offering numerous formal and casual dining, cafes, pubs, boutique shoppes, and entertainment venues, art galleries, the Gables Art Cinema & Gables Theatre.

The District offers convenient personal care and health options, banking and business services. The Gables Trolley & Freebee Ride service provide easy access to Gables Plaza & Merrick Park.

The “CBD” contains 5,000,000 SF of Office Space, 1,000,000 SF of Retail, numerous new & historic multifamily and residential buildings in easy walking distance.

The City Beautiful

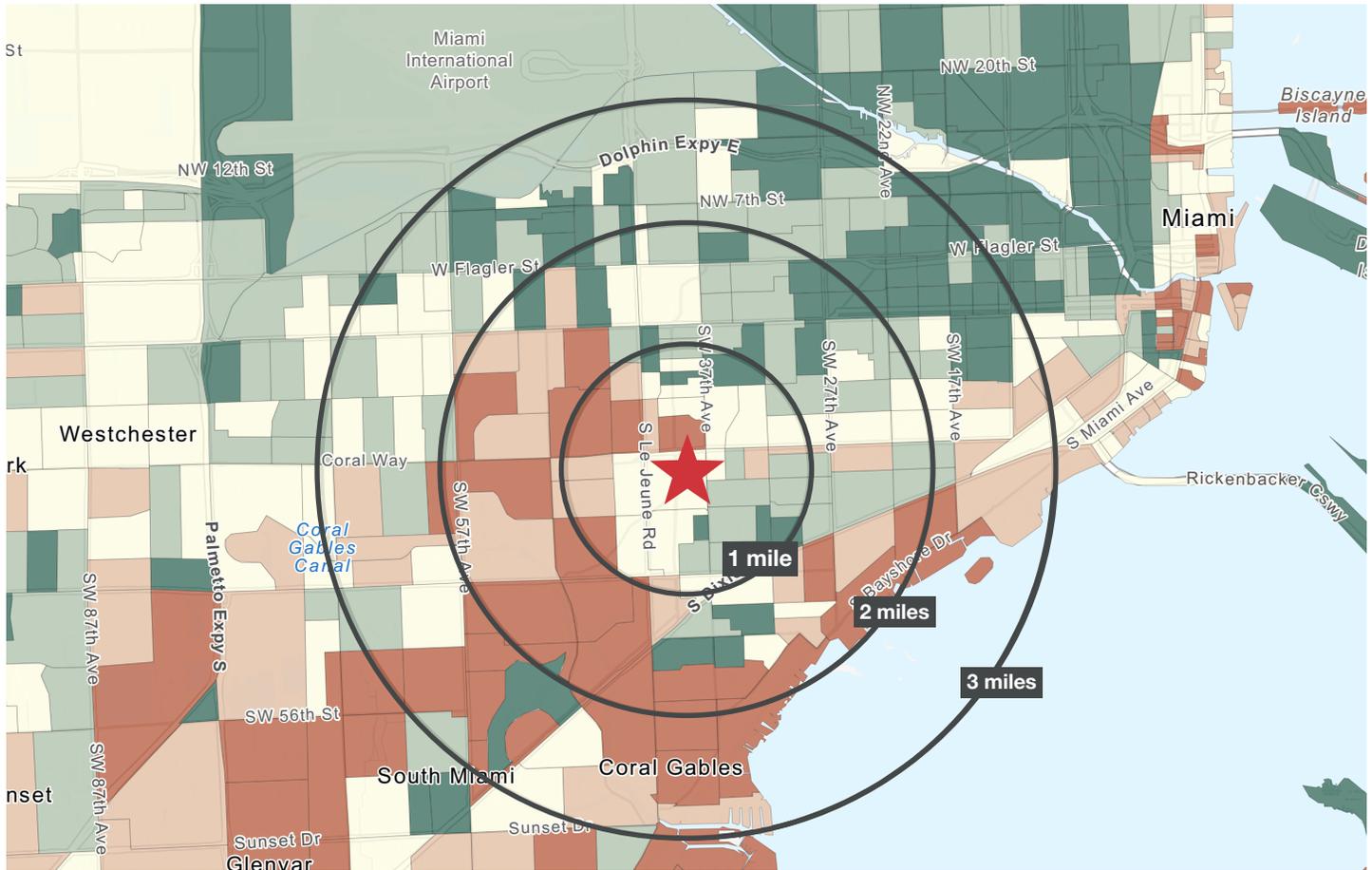
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The Coral Gables economy is comprised of local and international businesses, but unlike other parts of Florida, it is not influenced by seasonal shifts. To learn more, click here: [Coral Gables Economic Overview](#).



Demographics

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Demographic Summary

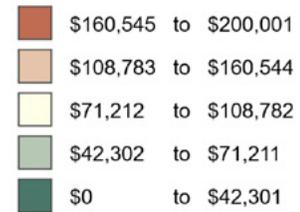


RADIUS

1 Mile 2 Miles 3 Miles

Population	38,607	113,724	243,198
Households	17,417	48,312	96,989
Average Household Income	\$127,482	\$131,218	\$115,734

2024 Median Household Income by Block Groups



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