

WCS

WESTON CORPORATE CENTER

2500 WESTON RD & 2700 S. COMMERCE PKWY, WESTON, FL





## Weston Corporate Center

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Elevate Your  
Business in  
Weston's Most  
Desirable Office  
Campus





## Weston Corporate Center

Located in one of South Florida's most sought-after neighborhoods, Weston Corporate Center is the premier workplace destination to attract and retain top regional talent. The newly renovated office campus features two Class A buildings with modern atrium lobbies, high-end finishes, spectacular water views and is designed to meet the needs of current and future workplace standards.



## Why choose Weston Corporate Center?

- Centrally located in one of South Florida's most desirable neighborhoods
- Highly accessible location with direct access to I-75 and other major expressways
- Close proximity to abundant dining options, executive housing, and top-ranked schools
- Recently completed multi-million-dollar renovation
- Unique branding opportunity with top building signage

A Modern  
Workplace  
Destination  
in a Highly  
Sought-After  
Location





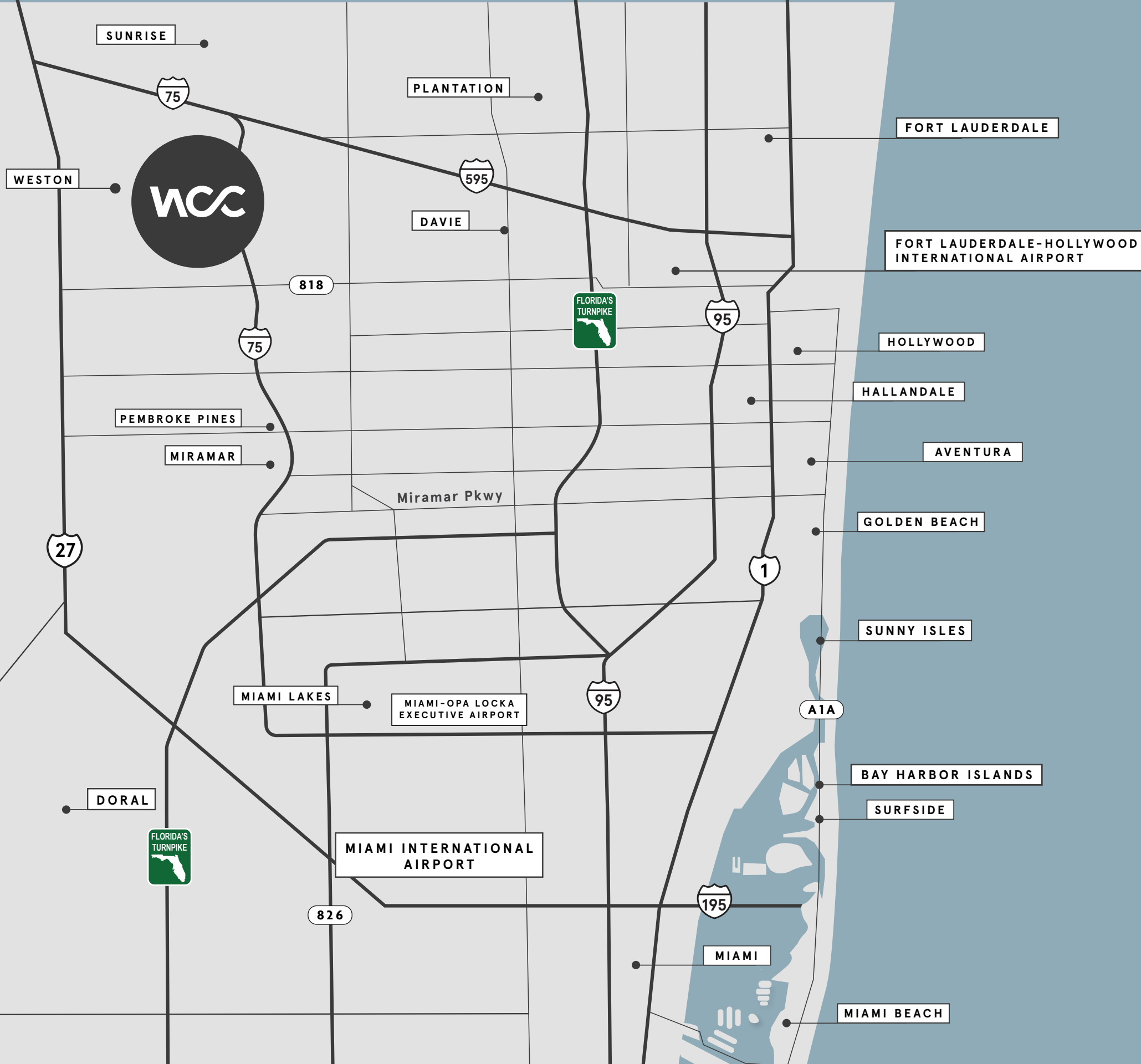
I-75

CLEVELAND CLINIC





WCC I

WCC II

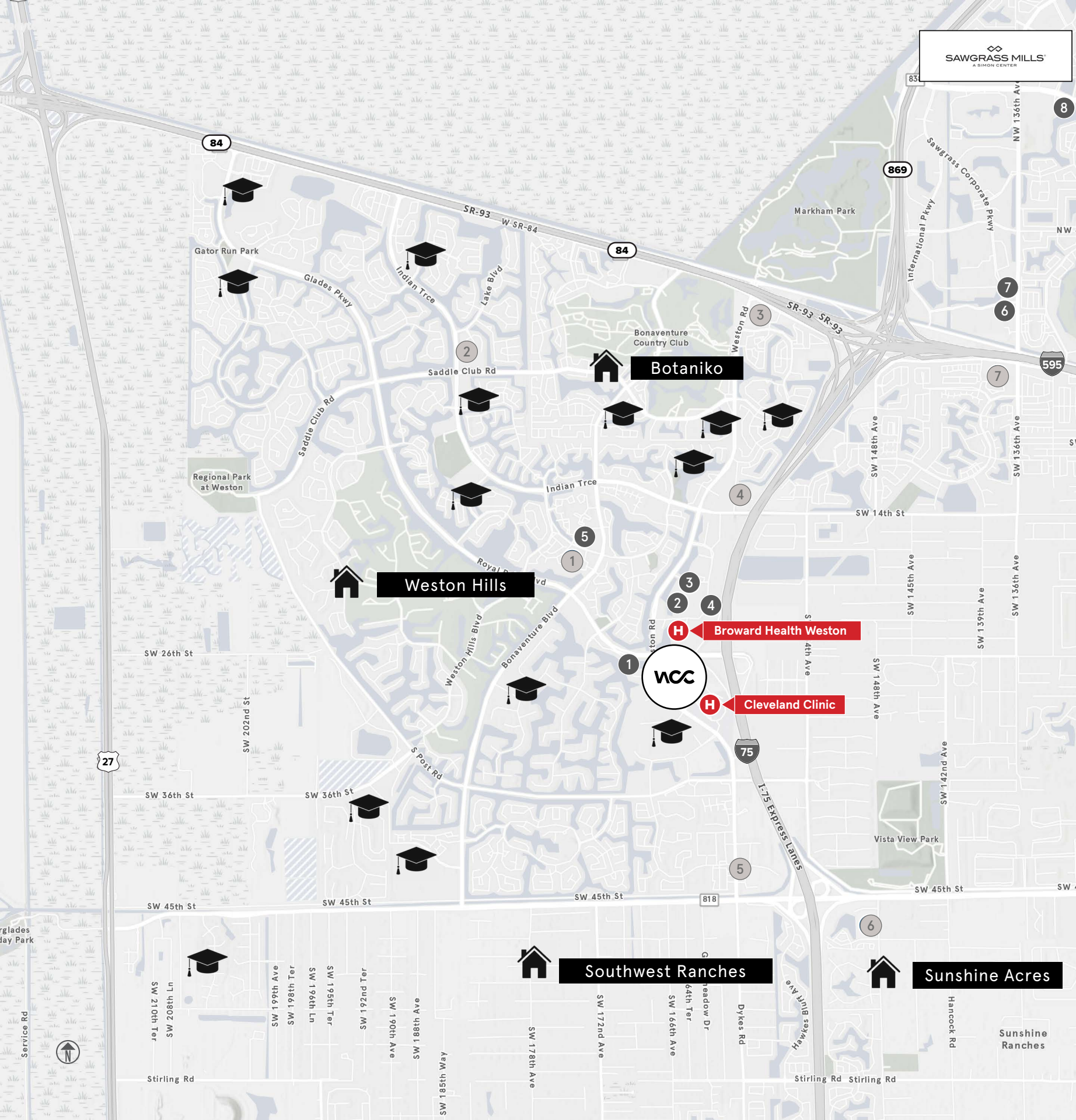
ROYAL PALM BLVD



Weston Corporate Center is located in immediate proximity to major highways. This prime destination provides multi-modal access to South Florida's expansive workforce.

- Major highways including:
  -  .4 mile / 2 min.
  -  4.1 miles / 6 min.
  -  10 miles / 13 min.
  -  20 miles / 19 min.
- Hundreds of retail and restaurant options within a 3-mile radius
- Varied housing options, banking, golf courses, schools and parks nearby





Residential



Schools



Food + Drink

- 1 Weston Town Center – 5 min.**
  - 1. Bocas House
  - 2. Carrot Express
  - 3. Duffy's Sports Grill
  - 5. Graziano's
  - 6. Publix
  - 7. Starbuck's
- 2 Weston Lakes Plaza – 9 min.**
  - 1. Subway
  - 2. Ceviche Arigato
  - 3. The UPS Store
  - 5. Menchie's Frozen Yogurt
  - 6. CVS
  - 7. Mega Wine & Spirits
- 3 Westgate Square – 8 min.**
  - 1. Dunkin'
  - 2. Enzo's Ristorante
  - 3. Bagelmania
  - 5. Bravo Supermarket
  - 6. Dragon Pearl Chinese
  - 7. All About Empanadas
- 4 Indian Trace Center – 7 min.**
  - 1. Pizza Hut
  - 2. La Pequeña Bakery
  - 3. Vignetos Italiano
  - 5. La Perla Seafood
  - 6. Wings in Weston
  - 7. One Lebanese Cuisine
- 5 Weston Commons – 5 min.**
  - 1. Chick-fil-A
  - 2. Chipotle
  - 3. Bonefish Grill
  - 5. Chili's Grill & Bar
  - 6. Little Hen
  - 7. Anthony's Coal Fire Pizza
- 6 Regency Square – 7 min.**
  - 1. Outback Steakhouse
  - 2. Publix
  - 3. Cubico Coffee
  - 5. Shimuja Ramen
  - 6. Wunderbar Sports Bar & Grill
  - 7. Edible Arrangements
- 7 Shenandoah Square – 10 min.**
  - 1. Poke I love you
  - 2. Antonio's Pizza
  - 3. Little Japan
  - 5. Ally's Comfort Cafe
  - 6. Dairy Queen
  - 7. Publix

Lodging

- 1. Residence Inn
- 2. Hampton Inn
- 3. Comfort Suites
- 4. Courtyard Inn
- 5. TownePlace Suites
- 6. La Quinta Inn & Suites I
- 7. La Quinta Inn & Suites II
- 8. DoubleTree

# A Well Connected Neighborhood



SAWGRASS MILLS MALL



CLEVELAND CLINIC WESTON



RESIDENCES



ACQUOLINA WESTON



WESTON TOWN CENTER



TOP-RANKED SCHOOLS



WESTON HILLS COUNTRY CLUB

WCC I

WCC II





ENTRANCE LOBBY

## WCC I

### RENTABLE AREA

71,000 SF

### ADDRESS

2500 WESTON RD,  
WESTON, FL 33331

### FLOOR PLATES

18,000 SF

### CLASS

A

### AMPLE PARKING

4.7 / 1,000 SF

### STORIES

4

### CEILING HEIGHT

12 FT

## WCC II

### RENTABLE AREA

90,000 SF

### ADDRESS

2700 S. COMMERCE PKWY,  
WESTON, FL 33331

### FLOOR PLATES

19,625 SF

### CLASS

A

### AMPLE PARKING

4.7 / 1,000 SF

### STORIES

4

### CEILING HEIGHT

12 FT



PROMINENT TOP BUILDING SIGNAGE AVAILABLE





## Property Features

- Recently completed multi-million dollar renovation
- Modern atrium lobby with high-end finishes
- Renovated restrooms and select common area corridors
- Outdoor lakeside seating with LED lighting
- Prominent top building signage available
- Abundant 4/1,000 parking ratio

## Security

- Card access for after hours and weekend entry
- Access controlled elevators outside of standard business hours
- Surveillance cameras installed throughout lobbies

## Technology, Health & Environmental Features

- Hurricane-proof impact glass
- AON fresh air systems, bring fresh air into the common areas at a rate of 9,600 CFM
- Electric vehicle charging stations





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BANYAN STREET  
CAPITAL

WCS

WESTON CORPORATE CENTER