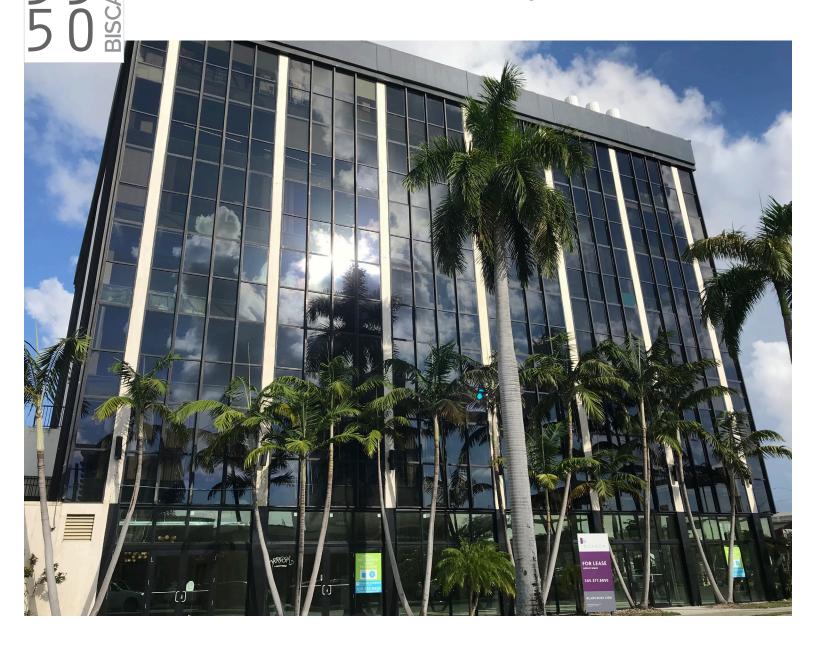
Move In Ready Suites Available



- Flexible and short-term leases available
- **Below market rental rates** \$28.00 per square foot full service
- 7-story office building on Biscayne Boulevard and 36th Street totaling 52,411 square feet
- Spaces available from 400 square feet
- Ample on-site parking
- Expansive water and city views

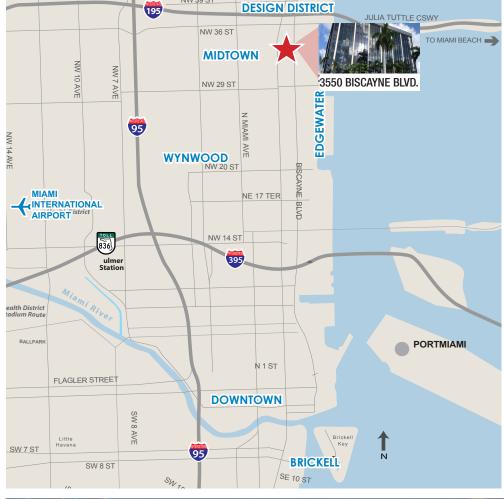
FOR MORE INFORMATION PLEASE CONTACT:





Located at the Epicenter

of Miami's Art, Fashion, and Innovation Districts



LOCATION HIGHLIGHTS

3550 BISCAYNE BLVD, MIAMI, FL

- At the entrance to Midtown, Design District, Wynwood, and Edgewater
- Immediate access to Downtown Miami, Brickell and Miami Beach
- Adjacent to I-195 and I-95
- Connected to MetroMover and MetroRail via City of Miami Trolley
- Within walking distance to ample retail, restaurants, and residential offerings and varied arts, culture and entertainment venues





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