



FOR LEASE

BROWARD CORPORATE CENTER



630 SF – 2,700 SF Class B Office Spaces Available

4491 S. State Road 7, Davie, FL 33314

Broward Corporate Center is located on a major corner of State Road 7 & Orange Drive in Davie, Florida with easy access to I-595, the Florida

- Prime Prime Location on State Road 7
- Blocks from the Seminole Hard Rock Guitar Hotel & Casino
- Immediately available 630 SF – 2,700 SF Office Spaces
- First Floor 2nd Generation Bank Space with Drive thru Lanes
- Excellent Corporate Headquarters
- Beautiful Business Suites and Offices
- Great visibility, ingress and egress



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2023 Population	7,119	115,119	357,371
2028 Projected Population	7,617	124,982	389,146
Median Age	37.1	38.5	39.9
Avg. Household Size	2.73	2.63	2.60
Avg. Household Income	\$68,798	\$97,902	\$98,478



For more information contact:
 Louie Granteed, Senior VP of Real Estate
 C: 954-868-4163 • O: 954-989-3000
 LGranteed@tobinrealestate.com



www.TobinRealEstate.com