



24,878 SF AVAILABLE
FULL FLOOR PENTHOUSE

VILLAGE OF MERRICK

OFFICES AT MERRICK PARK



The Property

Discover unparalleled luxury and prestige at the Office at Merrick Park, where a rare opportunity awaits you to lease a full-floor penthouse.

Location Nestled in the vibrant heart of Coral Gables' premier entertainment district

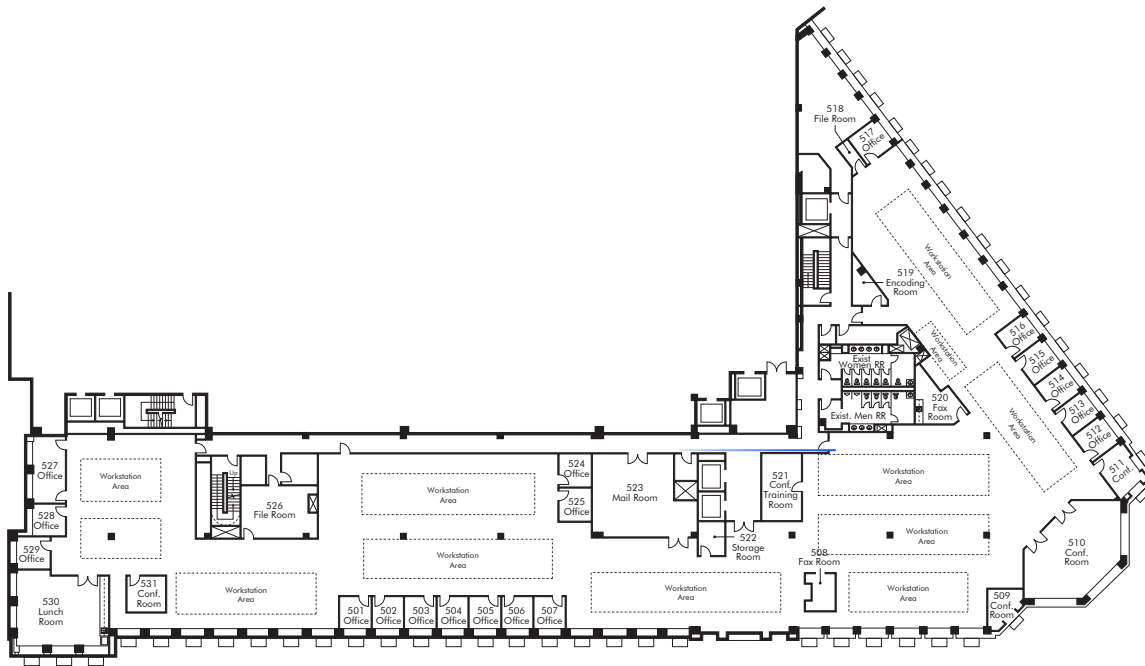
Exposure Prime exposure off US Highway 1, showcasing businesses in a prominent and bustling location

Convenience Tenants will enjoy onsite parking for seamless access for clients and employees

Opportunity Elevate your business to new heights with this extraordinary full-floor penthouse



The Space



Merrick Park | 5th Floor

- Full floor Penthouse opportunity
- Abundant 4:1000 onsite parking
- Located adjacent to Shops at Merrick Park
- Walking distance to numerous food & beverage options
- Conveniently located one block from the Douglas Road Metrorail Station
- The modernization of office and parking garage elevators is currently underway
- Building lobby renovation currently underway

Details

Address	4425 Ponce de Leon Blvd. Coral Gables, FL 33146
Floor	PH - 5th Floor
Size	24,878 SF
Year Built	2002
Parking Ratio	4.00/1,000 SF
Date Available	January 1, 2025





The Location

Link at Douglas
7-Acre Mixed-Use

SHOPS AT
MERRICK PARK

Neiman Marcus NORDSTROM
Crate&Barrel MAYORS
EQUINOX GUCCI

covered walkway

OFFICE AT
MERRICK PARK



US Highway
1

THE COLLECTION

Audi PORSCHE Ferrari MASERATI
Alfa Romeo McLaren ASTON MARTIN JAGUAR

Gables Station
1.2M SF Mixed-Use

LIFETIME
FITNESS

TRADER JOE'S

US-1/S. Dixie Hwy

OFFICES AT MERRICK PARK

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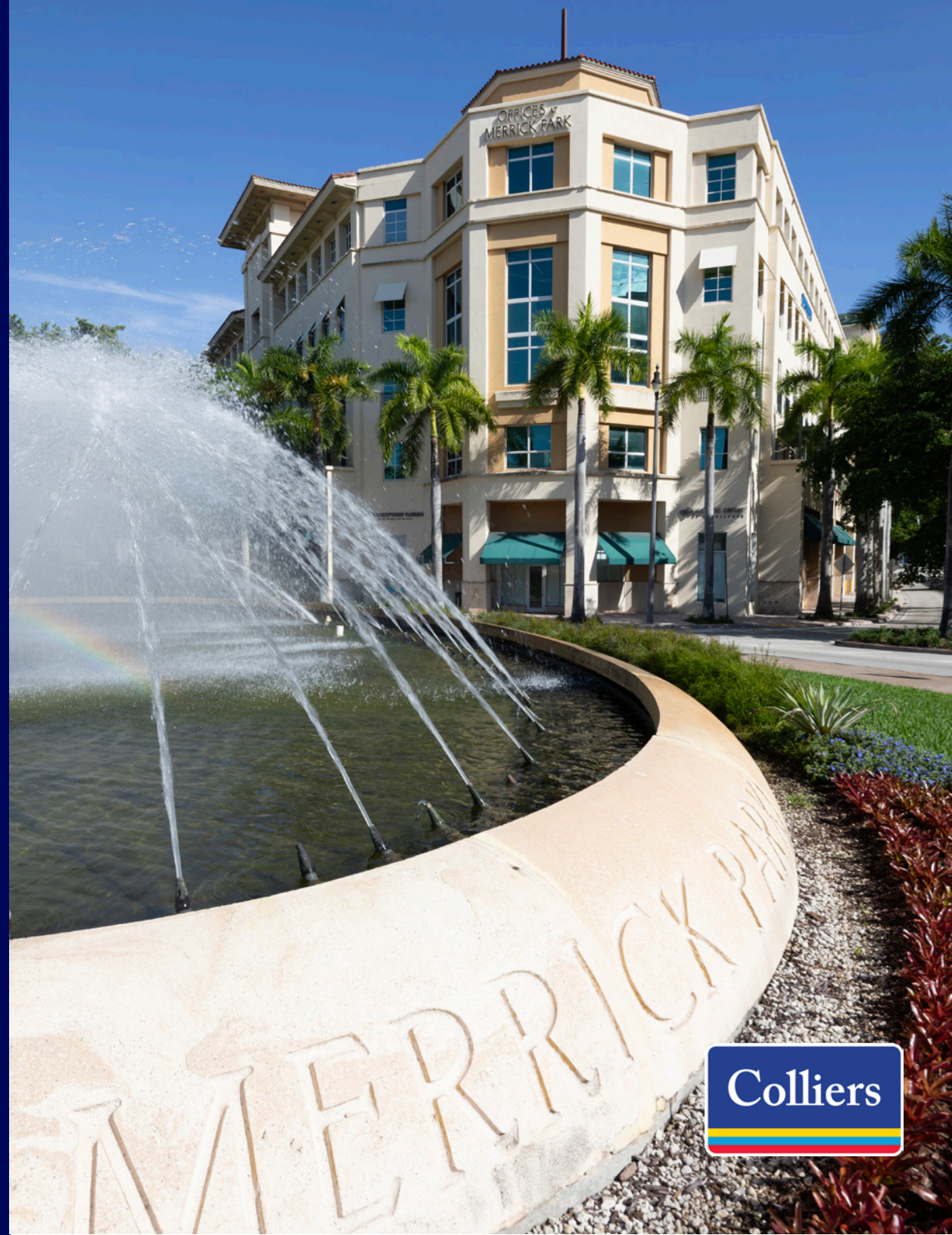
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