



Office

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# The Tate Building

For More Information

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## OFFICE SPACE FOR LEASE

7300 N Kendall Drive | Miami, FL 33156

Lease Rate & Type: **\$40.00 PSF, Full Service**

Lease Term: **3-5 Years**

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**NAI** Miami  
Fort Lauderdale

# The Tate Building

7300 N Kendall Drive | Miami, FL 33156

## Property Features

- Lease Rate: \$40.00/SF, Full Service  
**No pass through of increases in operating expenses**
- Building security
- On-site property management and maintenance personnel
- Complete transformation and renovations of exterior façade, lobby, hallways, restrooms, and mechanical systems upgraded
- No charge for parking

## Availability

Suite	Size	Base Rent	Occupancy
204	1,297 SF	\$40.00 Full Service	Immediately Available

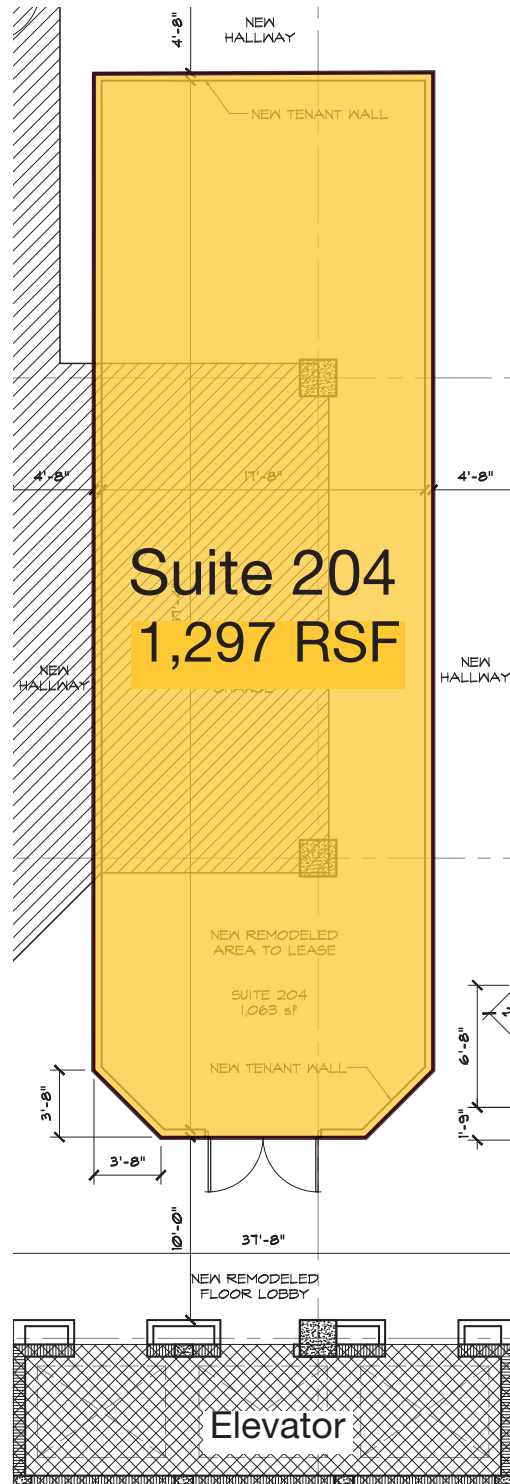


# Floor Plan - Suite 204

7300 N Kendall Drive | Miami, FL 33156

± 1,297 RSF

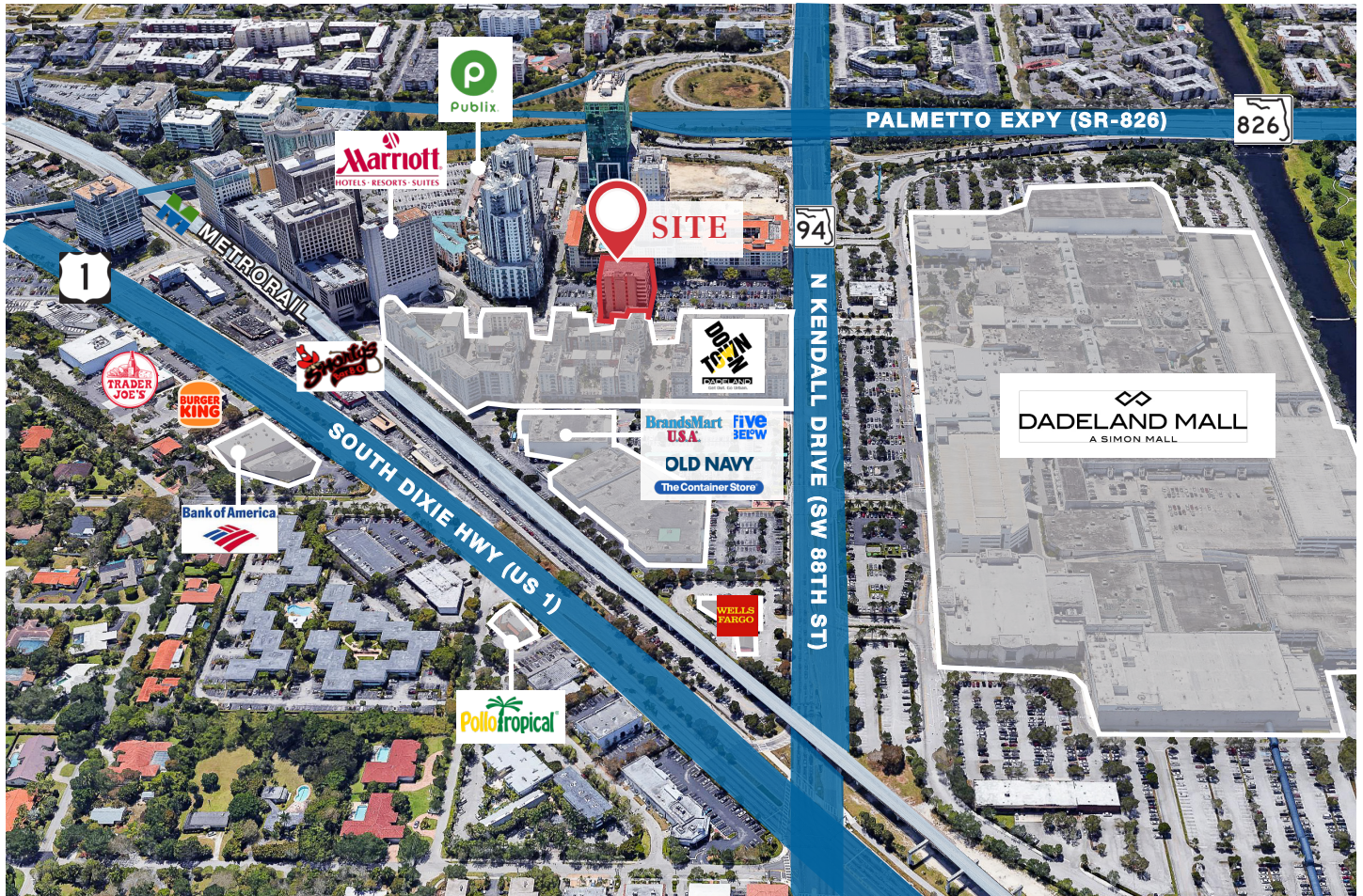
- Two (2) offices
- One (1) conference room
- Reception area





# Location Map

7300 N Kendall Drive | Miami, FL 33156



## Location Features

- Directly across from Dadeland Mall in the center of an urban community with numerous amenities within walking distance
- Walking distance to metrorail, restaurants, shopping and hotels
- Easy access to major highways: North Kendall Drive (SR-94), South Dixie Highway (US 1), and Palmetto Expressway (SR-826)

## Walking Distance



Dadeland Mall	0.1 miles
Metrorail Station	0.4 miles
US 1	0.4 miles

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