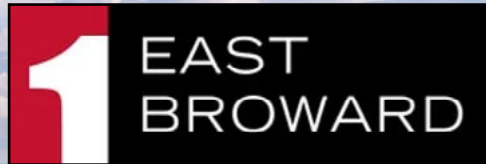


# New Spec Suites Available at



Rental rate

**\$32.00 psf NNN**

Operating expenses

**\$17.75 psf**

Space available

**+/- 1,380 - +/- 17,621 sf**



Premier downtown location close to Flagler/ FAT Village



Fantastic amenitized location including on-site fitness center, cafe, and restaurant



5.5 miles from Fort Lauderdale-Hollywood International Airport



Closest office building to Brightline Fort Lauderdale which connects Miami, West Palm Beach, and eventually Orlando International Airport.

**Get in touch:**

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# 1 East Broward

1 E Broward Blvd | Ft. Lauderdale, FL 33301

**12th Floor —**  
+/- 2,185 SF - 3,029 SF

## Move-in Ready Spec Suites



**Suite 1200 Video**

**Suite 1205 Video**

**Suite 1210 Video**

**Suite 1215 Video**

**Suite 1220 Video**

**Suite 1225 Video**

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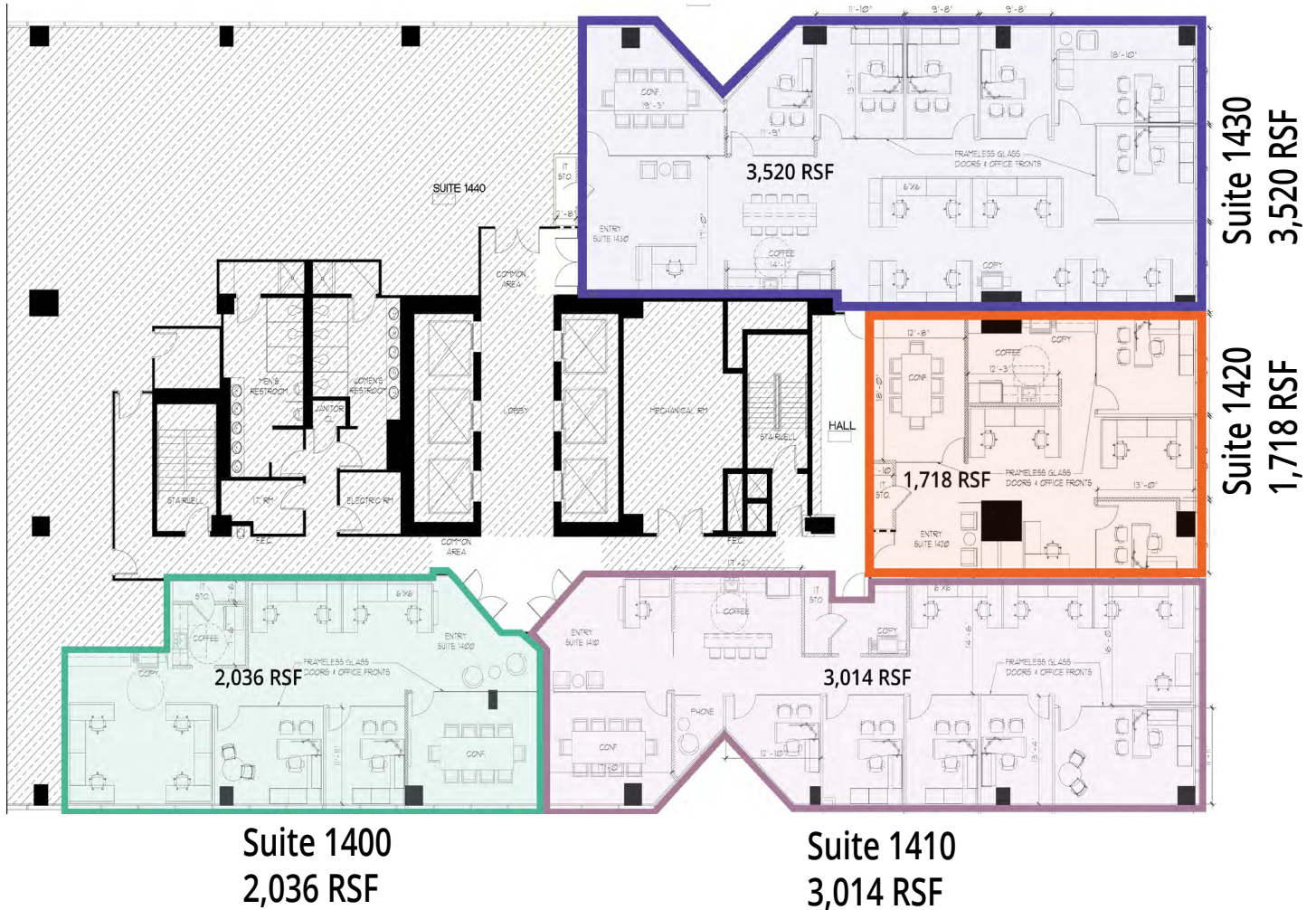
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## 14th Floor Proposed Spec Suites



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