



# 17 Virginia Avenue

## Sublease Available

**CBRE**



# Campus Description

Situated just two miles south of downtown Providence, Innovation @ The Port is a ±346,000 SF campus comprised of creative office, medical and life science space spread across a 12-building campus with a strong existing base of corporate neighbors. The park is conveniently located, offering easy access to major routes, including Interstates 95 and 195, public transportation and ample surface parking. Innovation @ The Port is also located less than one mile from Rhode Island Hospital's main campus and benefits from the proximity to shops, restaurants and retail amenities. The Port is currently the home to many innovative medical and technology companies.

# Sublease Opportunity

CBRE, Inc. is pleased to offer the opportunity to sublease ±146,175 RSF at Innovation @ The Port in Providence, Rhode Island. The sublease opportunities range from ±710 SF – ±24,659 SF and total up to ±146,175 SF. There are multiple suites available that are furnished and the variety of sizes meet the depth of the market for tenant demand. Expiration dates vary depending on the suite, with most suites expiring between 2027 and 2029. These spaces are furnished, in excellent condition, and include parking, making this Sublease Opportunity a true plug and play solution.



# 17 Virginia Avenue

## Suite 1

- ±11,257 SF on 1st Floor
- 8/31/28 Expiration
- Plug + Play Opportunity

## Suite 2

- ±6,157 SF
- 1/31/25 Expiration
- Plug + Play Opportunity



## Contact Us

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The CBRE logo, consisting of the letters "CBRE" in a bold, dark green, sans-serif font.