



CLICK TO SEE THE PROPERTY



CORAL GABLES, FL

# DOUGLAS ENTRANCE

RETAIL FOR LEASE

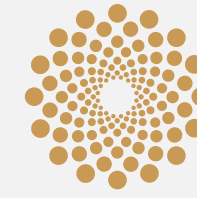
**SECOND GENERATION RESTAURANT & RETAIL SPACES AVAILABLE  
ON GROUND FLOOR OF 475,000 SF OFFICE COMPLEX**





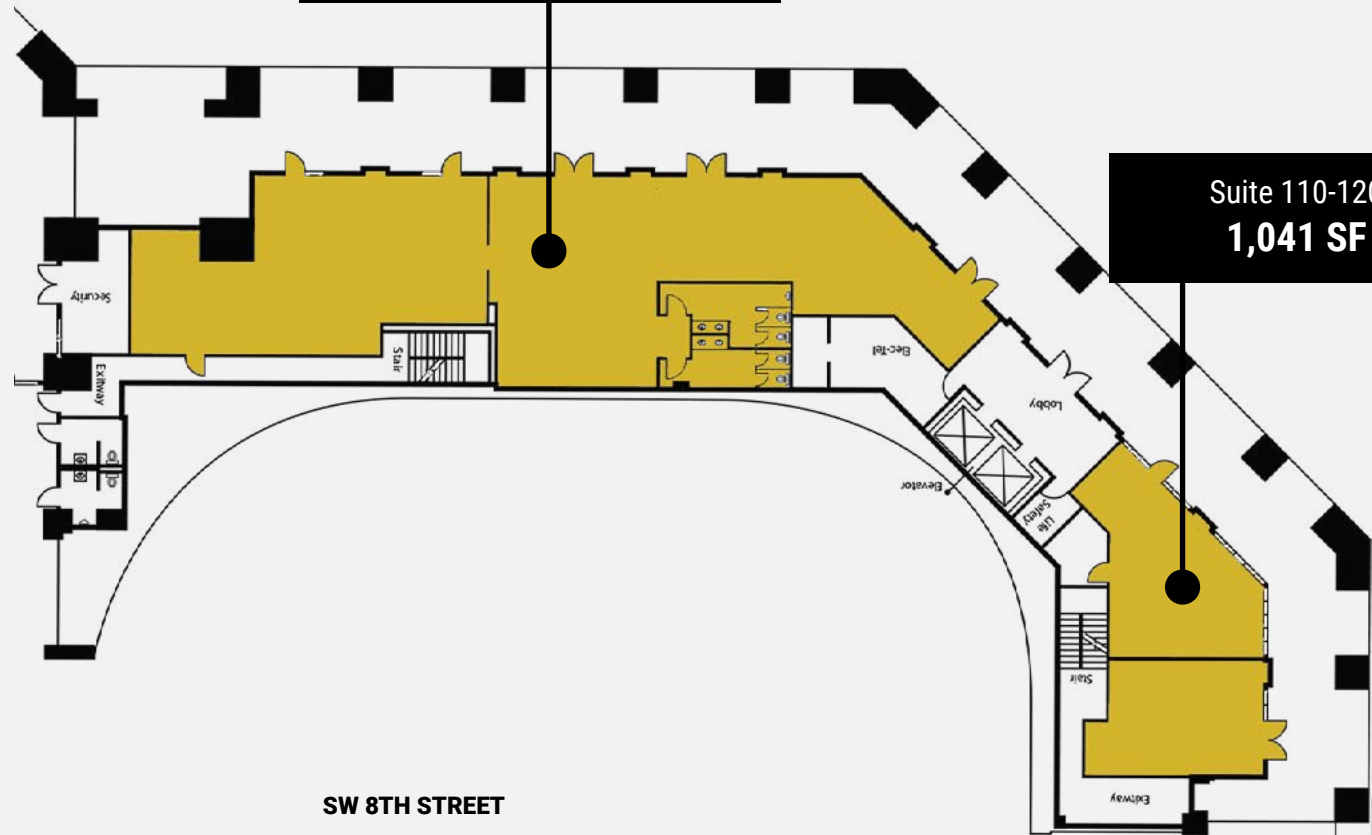
Douglas Entrance an office park in Coral Gables consisting of five buildings: three contemporary Class A buildings with approximately 428,000 rentable square feet, and one historic building comprised of approximately 47,000 rentable square feet. Douglas Entrance's campus-style setting provides a unique environment within the Coral Gables urban core. This truly one-of-a-kind business environment is centered around a grand fountain and central plaza and the space is interconnected by covered loggias and features well manicured native landscaping. Current amenities include onsite 24/7 security, a gourmet deli, restaurant, fitness center, conference facilities and a historical 500 person ballroom.





SPACE AVAILABLE

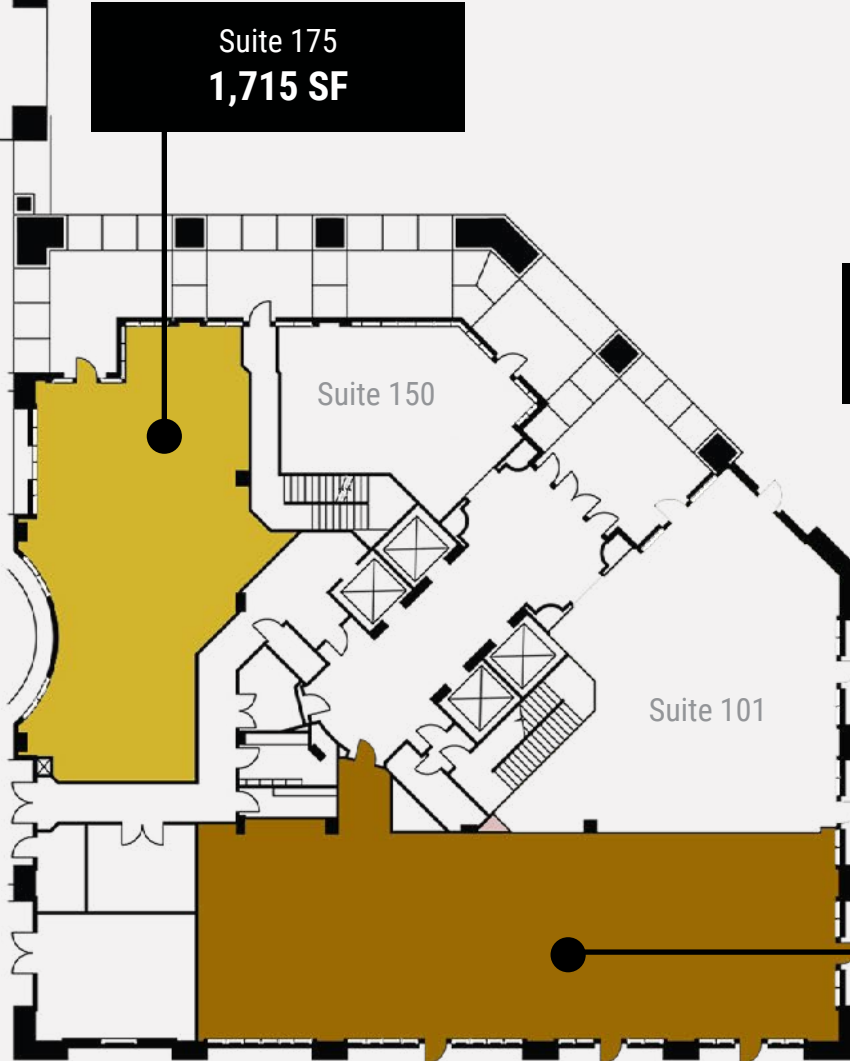
Suite 140-145  
3,204 SF  
Second Generation Restaurant



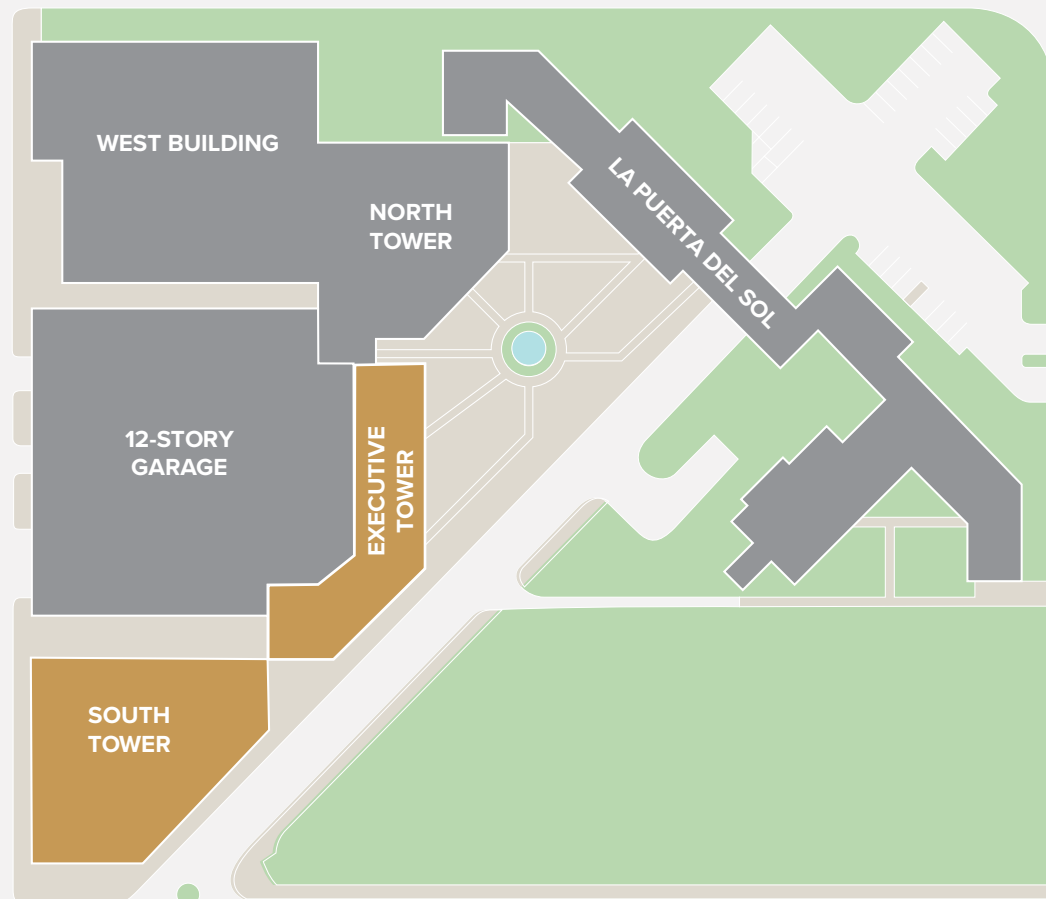
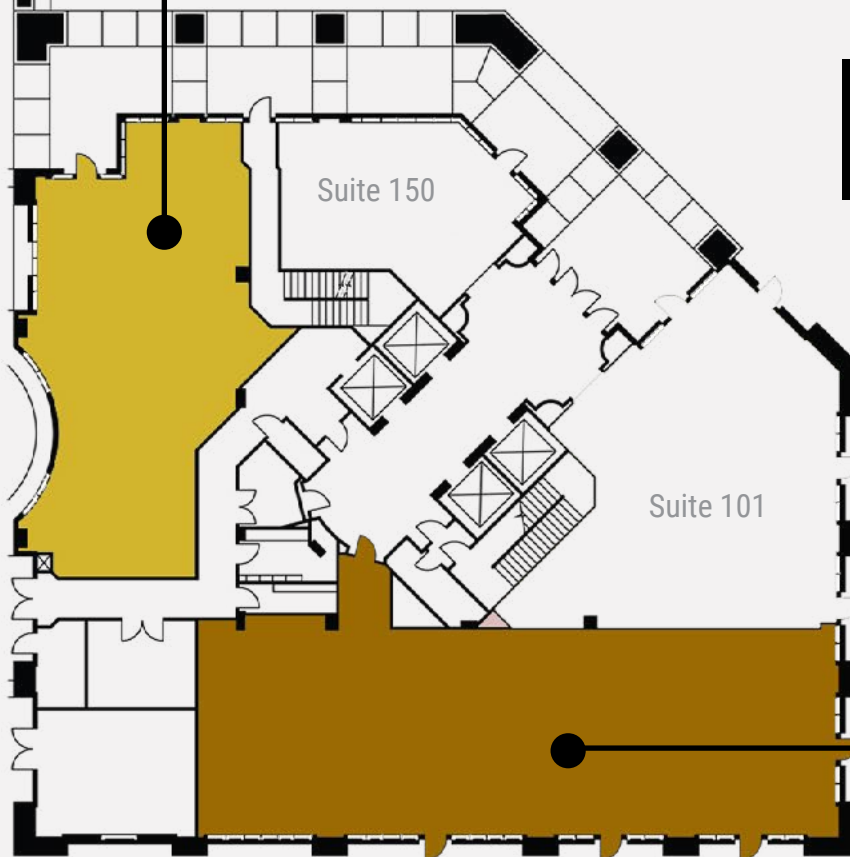
Suite 110-120  
1,041 SF



Suite 175  
1,715 SF



Suite 100  
Currently Occupied  
2,877 SF



CALABRIA AVENUE

S DOUGLAS ROAD (SW 37TH AVENUE)

SW 8TH STREET

GALIANO STREET

WEST BUILDING

NORTH TOWER

LA PUERTA DEL SOL

12-STORY GARAGE

EXECUTIVE TOWER

SOUTH TOWER









**PUERTA DE PALMAS**  
198 RESIDENTIAL UNITS

**GALIANO ST**

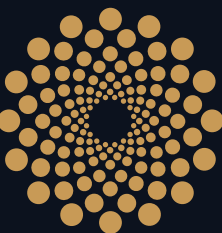
**PONCE DE LEON BLVD**

**DOUGLAS RD**

**SW 8TH ST**

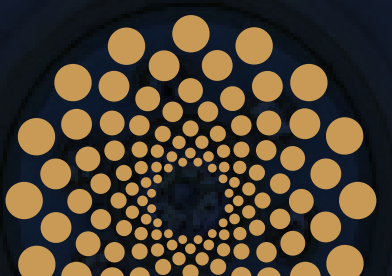
**CORAL GABLES TROLLEY**

**BRICKELL TROLLEY**



Boasting an affluent demographic, Coral Gables attracts residents with high disposable incomes and tourists drawn to its luxury shopping experiences. It is also home to over 3 million square feet of office. Its rich cultural heritage and diverse community create a vibrant retail scene, while its strategic location near major transportation hubs ensures easy accessibility.



CORAL GABLES, FL  
DOUGLAS  ENTRANCE

**Jonathan Carter**  
Executive Vice President  
+1 786 517 4971  
[jonathan.carter@colliers.com](mailto:jonathan.carter@colliers.com)

**Pablo Camposano**  
Vice President  
+1 786 210 2730  
[pablo.camposano@colliers.com](mailto:pablo.camposano@colliers.com)

**Colliers**

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers International Florida, LLC.