

# CLASS "A" SPACE FOR LEASE

## ALHAMBRA TOWERS

121 Alhambra Plaza | Coral Gables, FL 33134

Rare Penthouse Suite Available

**Suite 1760 | 2,277 RSF**

### Space offers:

- Extra high 11' ceiling height.
- Perimeter windowed offices, all with extremely high-end finishes.
- Extensive 9' high interior glass walls allowing for abundant natural light
- Conference Room.
- Great views of Coral Gables.



# OFFICE SPACE FOR LEASE

121 Alhambra Plaza | Coral Gables, FL



## Building Amenities:

- Award winning landmark business address.
- Elegant lobby with marble, granite and wood finishes.
- International restaurant with 3,000 square feet outdoor terrace coming September 2024.
- Newly renovated multimillion ground floor lobby and common areas.
- Three 2,000 square feet
- Tenant conference facilities.
- Security personnel on duty 24 hours a day, seven days a week.
- Security cameras throughout the building .
- 24-hour card access system for tenants.
- Covered porte-cochere for weather-free drop off and pick-ups.
- Lobby reception desk for visitor processing system.
- Fiber optic technology and cable access.
- User friendly management A/C system that can be turned on from remote locations.
- Uninterrupted back-up generator.
- Impact glass windows on all floors.
- Five high speed elevators and one freight elevator with control card access system to office floors.
- Parking garage for tenants and visitors.
- Convenience of same elevator from parking garage to office floors.
- Three (3) parking spaces per 1,000 rentable square feet
- On-site management office
- ENERGY STAR and Platinum Wired Scored certified building



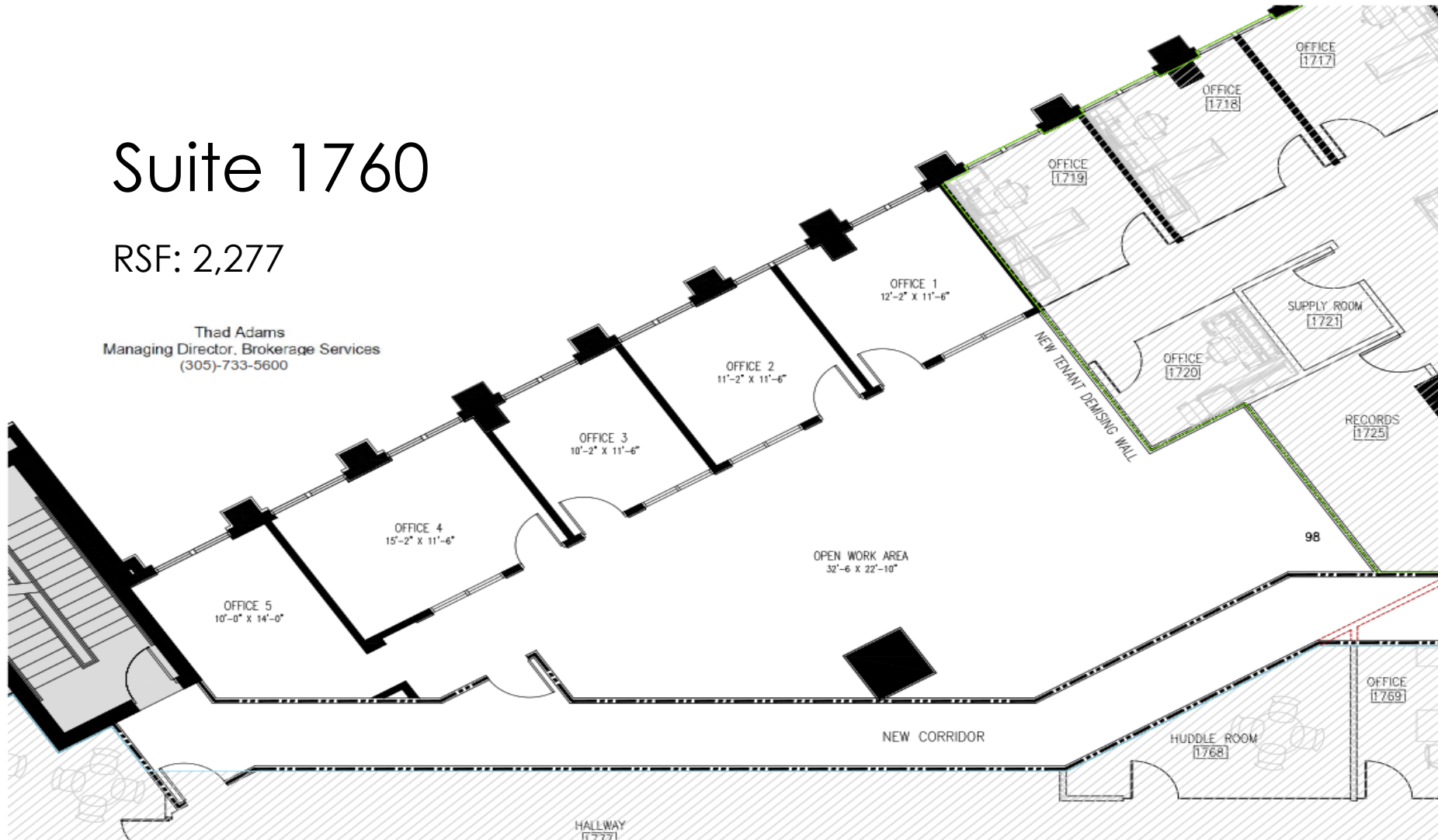
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# ALLEN MORRIS COMPANY

## Suite 1760

RSF: 2,277

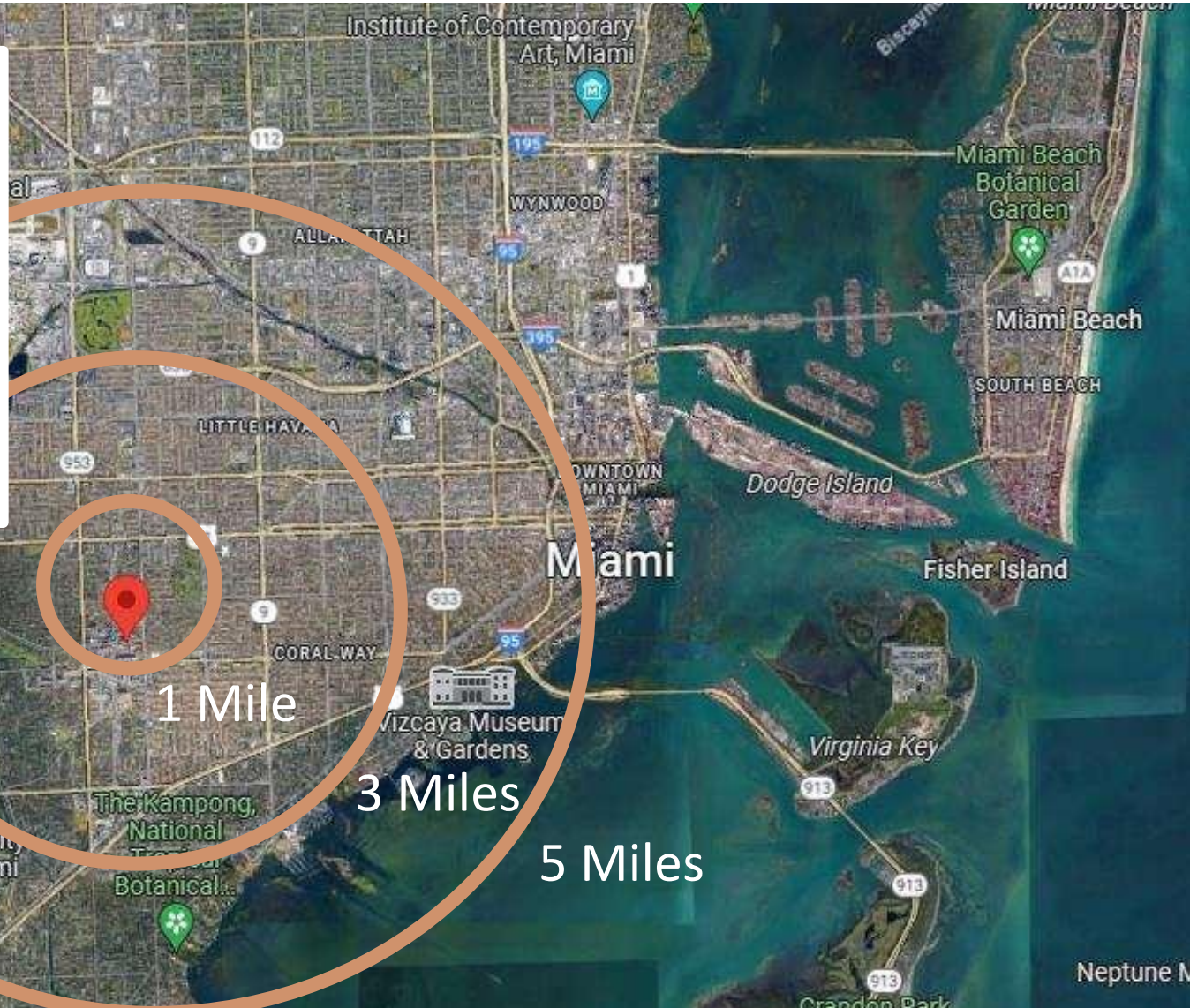
Thad Adams  
Managing Director, Brokerage Services  
(305)-733-5600





ALHAMBRA TOWERS unbeatable location offers tenants the convenience of hundreds of amenities all within walking distance.

- BANKS
- RESTAURANTS
- HOTELS
- COURT HOUSE
- TROLLEY



**ALHAMBRA TOWERS** is centrally located in Miami-Dade just **10 minutes** from the **Miami International Airport** and **15 minutes** from **Brickell & Downtown Miami**, it is accessible from all major North/South and East/West thoroughfares allowing for an easy commute.