



Office

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# Grove Forest Plaza

For More Information

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**FOR LEASE AND SUBLEASE**

2937 SW 27th Avenue | Coconut Grove, FL 33133

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Fort Lauderdale

# Grove Forest Plaza

2937 SW 27th Avenue | Coconut Grove, FL 33133



## Property Features

- The Grove Forest Plaza is a four-story 55,000-square foot modern glass exterior, boutique office building
- Ideal for all legal, accounting and financial firms
- Recently renovated common area restrooms, AC cooling towers, digital lobby directory and building security cameras
- Tenant controlled and landlord maintained, air-conditioning
- Professionally managed with on-site building maintenance
- Free visitor and reserved covered tenant parking in building garage

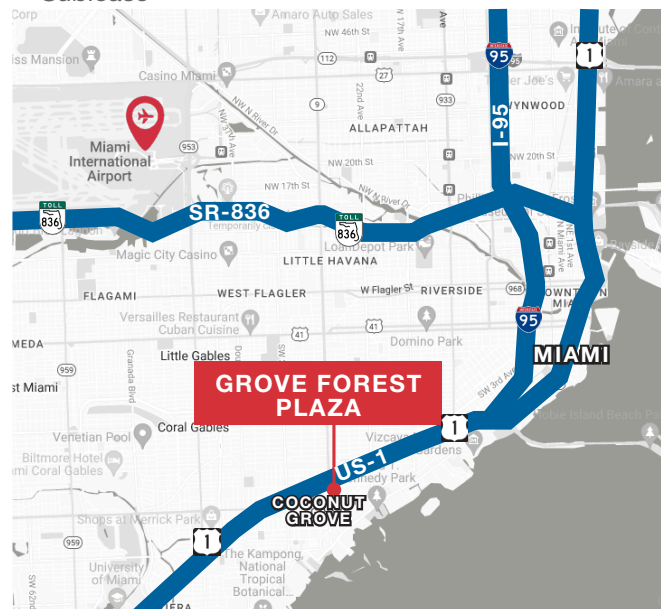
## Location Features

- Located on 27th Avenue just south of US-1
- Walking distance to the Coconut Grove MetroRail Station
- Convenient to all restaurants, shopping and hotels

## Availability

Suite 201	1,190 SF	Available May 1st, 2025
Suite 203	2,485 SF	Available June 1st, 2025
Suite 301	3,336 SF	Immediately Available
Suite 305*	1,233 SF	Immediately Available
Suite 306*	1,264 SF	Immediately Available

\*Sublease



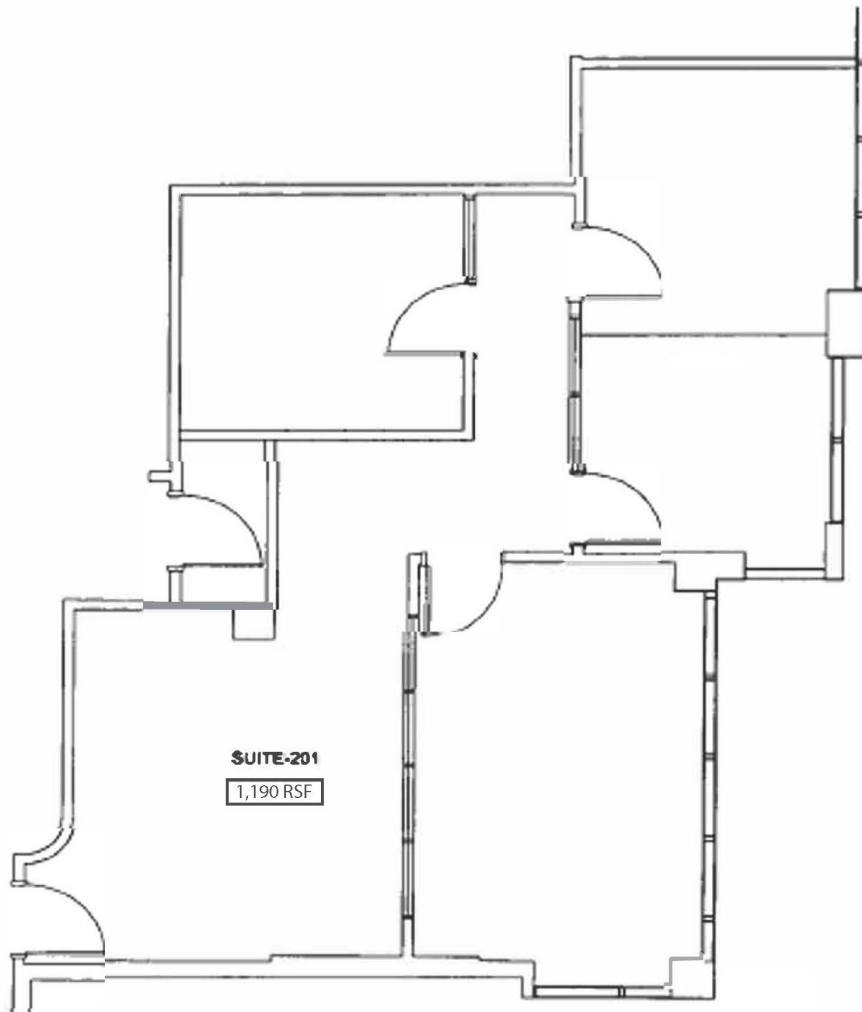
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# Floorplan - 201

2937 SW 27th Avenue | Coconut Grove, FL 33133

1,190 SF Available May 1st, 2025

Lease Rate & Type: **\$38.50 PSF, Net of Electric**



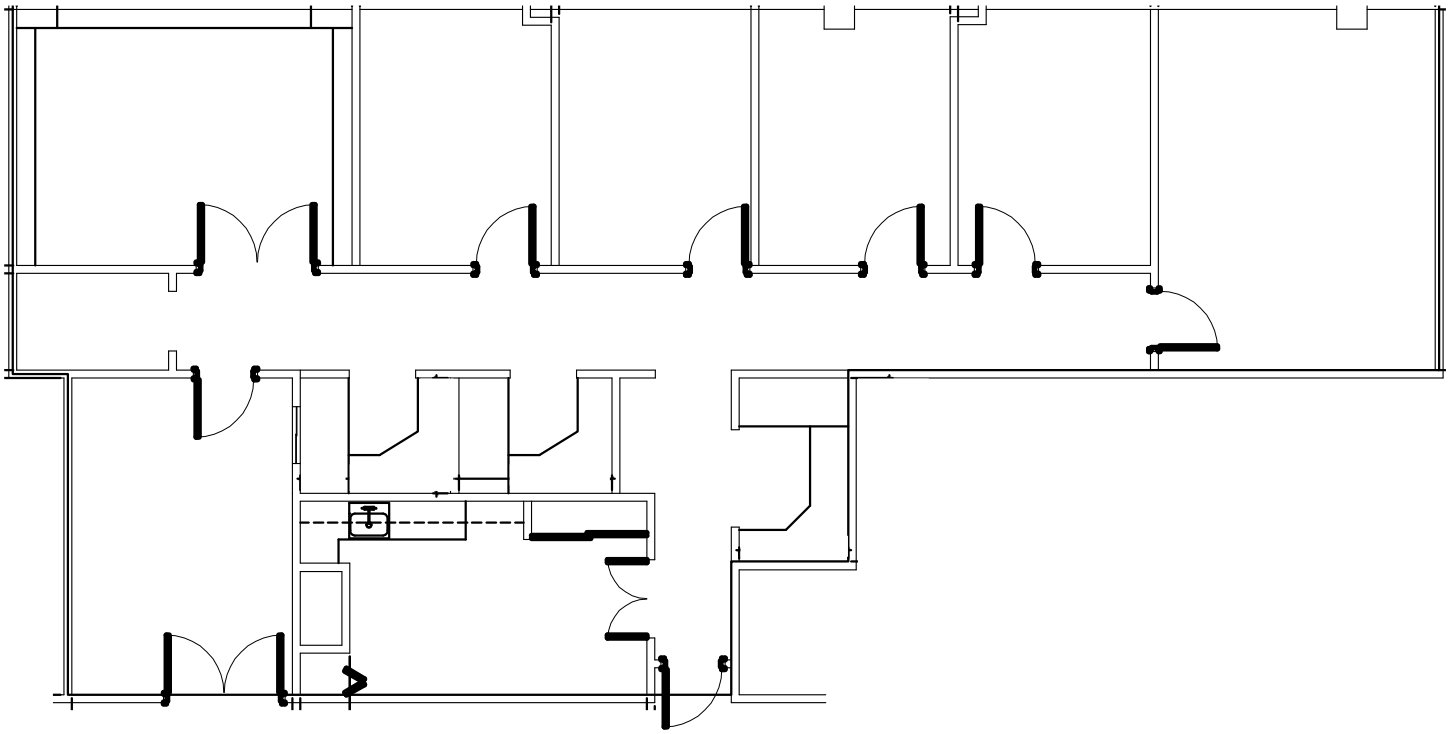
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# Floorplan - 203

2937 SW 27th Avenue | Coconut Grove, FL 33133

2,485 SF Available June 1st, 2025

Lease Rate & Type: **\$38.50 PSF, Net of Electric**

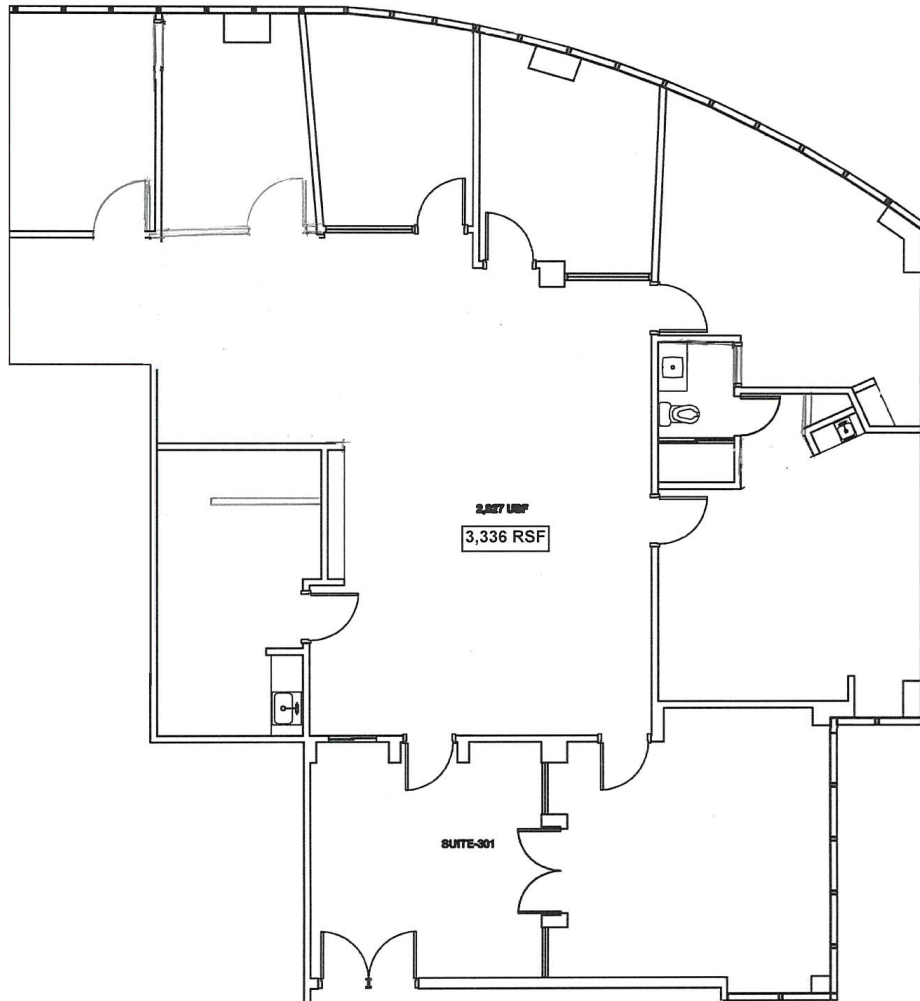


# Floorplan - 301

2937 SW 27th Avenue | Coconut Grove, FL 33133

**3,336 SF Available**

Lease Rate & Type: **\$38.50 PSF, Net of Electric**



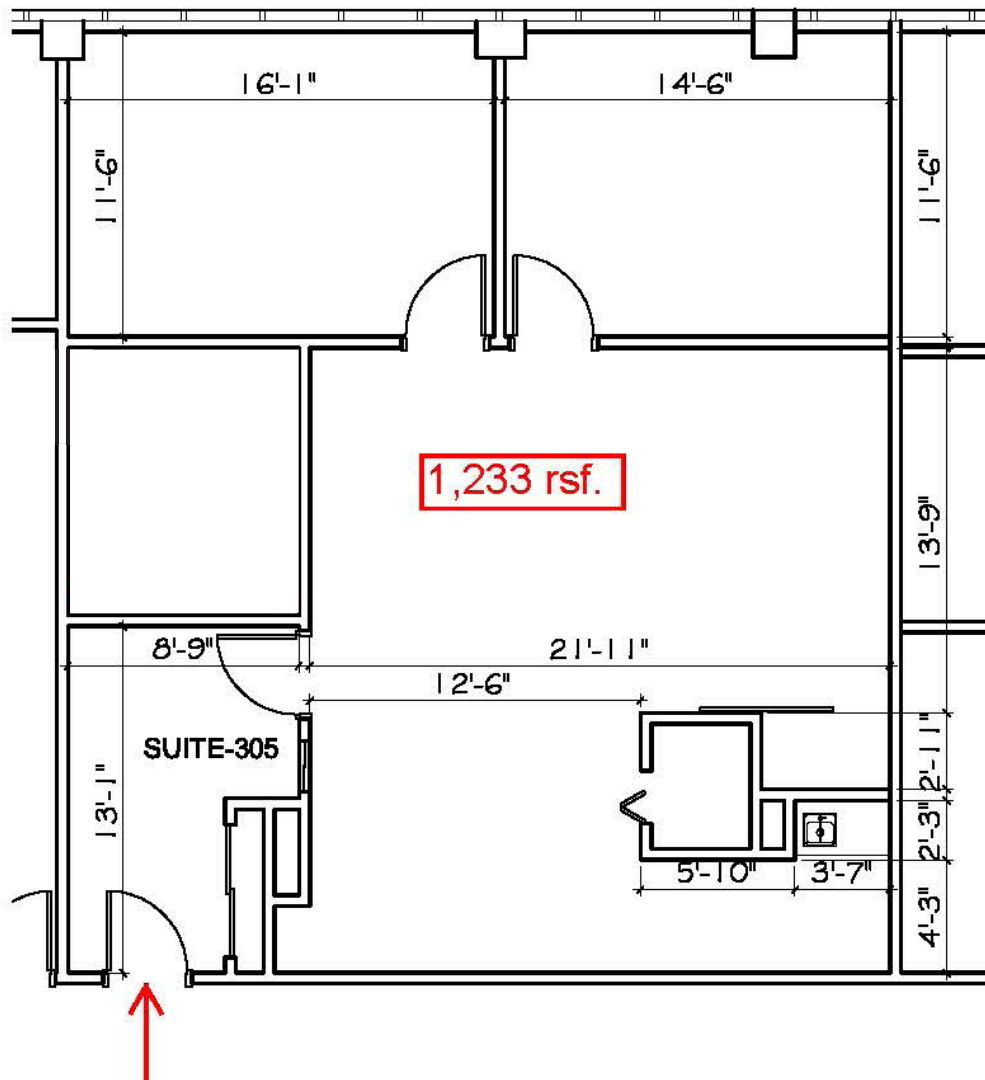
# Floorplan - 305

2937 SW 27th Avenue | Coconut Grove, FL 33133

1,233 SF Sublease Available

Sublease Rate & Type: \$39.00 PSF, Net of Electric

Sublease Expiration: February 28th, 2026



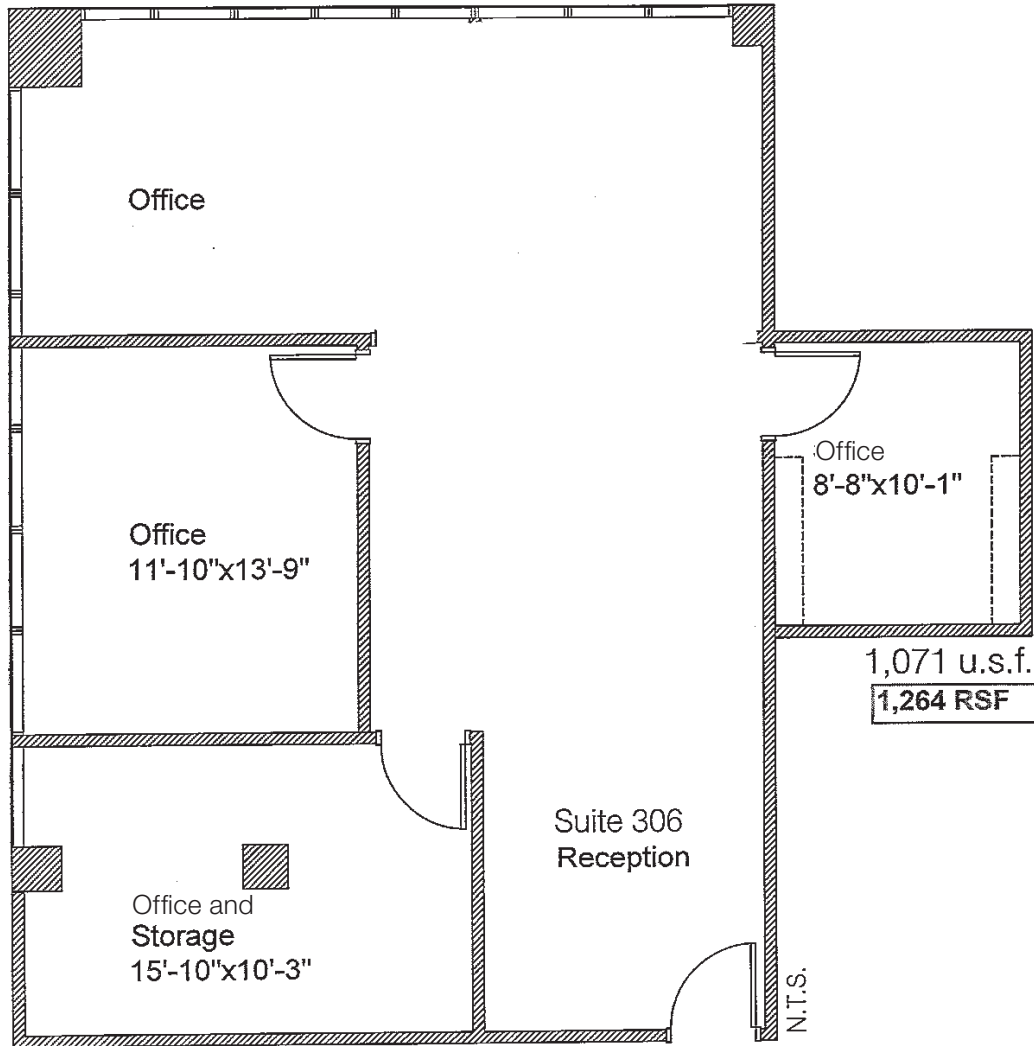
# Floorplan - 306

2937 SW 27th Avenue | Coconut Grove, FL 33133

1,264 SF Sublease Available

Sublease Rate & Type: **\$39.00 PSF, Net of Electric**

Sublease Expiration: **August 14th, 2026**



## For More Information

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