

Office Building For Lease

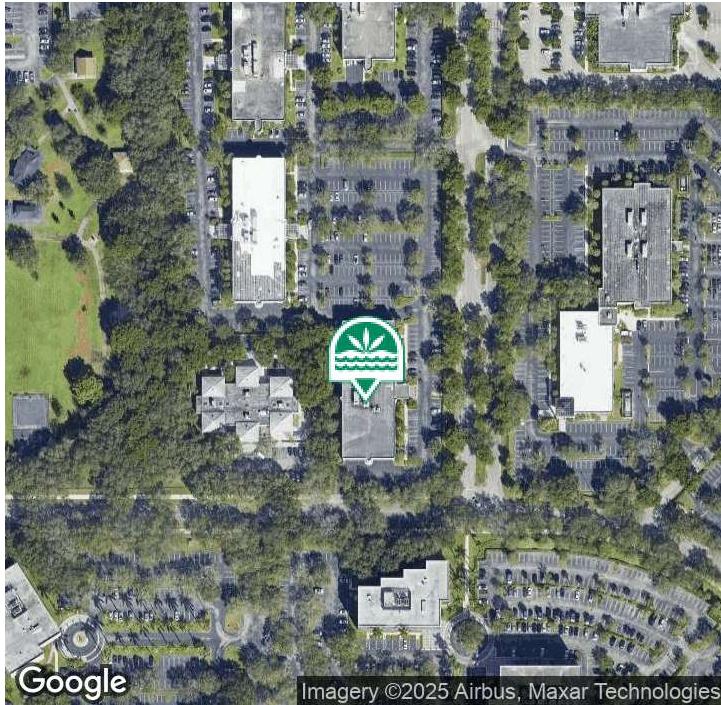
Parkside IV Office Building

14900 NW 79 Court
Miami Lakes, FL 33016



GRAHAM COMMERCIAL

SUITE 100



PROPERTY DESCRIPTION

Parkside IV is a two-story multi-tenant building fronting NW 79th Court which is the entry road into Miami Lakes Business Park West. The Building's architecture provides for very efficient floorplans. Located next to Miami Lakes Picnic Park West and Park Centre Shops, Parkside IV is the perfect business location for employees to work and take advantage of the major amenities of the park. Parking is available at 4/1000 SF at no charge.

PROPERTY HIGHLIGHTS

- Conveniently located at the entrance to Miami Lakes Business Park West.
- Amenities within walking distance include restaurants, banks, and other service retail.

OFFERING SUMMARY

| | |
|---------------|---------------------|
| Lease Rate: | \$21.00 SF/yr (NNN) |
| Cam/Taxes: | \$11.23 / \$2.62 |
| Available SF: | 9,484 SF |

For More Information Contact:

Philip Wyllie
Director of Leasing
954.257.7953
philipw@grahamcos.com

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SUITE 100 FLOOR PLAN



Forbes Architects
4565 Ponce de Leon Boulevard, Suite 200
Coral Gables, Florida 33146
Florida Registration No. AA-FD00104
Fax: 305-447-1114

New Generation Computing
Parkside IV / Miami Lakes, FL

The Graham Companies
6843 Main Street
Miami Lakes, FL 33014

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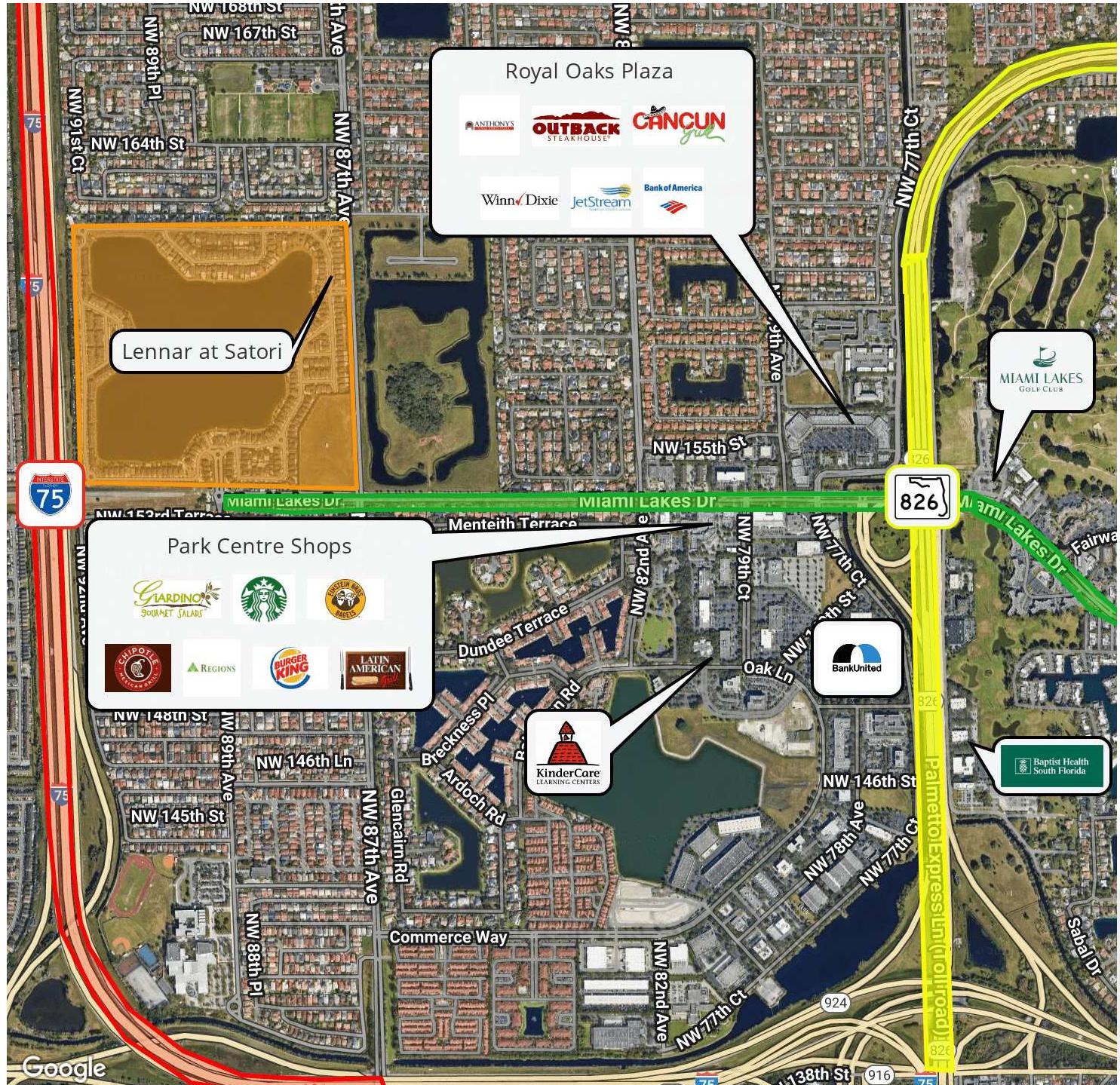
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RETAILER MAP BUSINESS PARK WEST



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