

3

BRICKELL  
CITY  
CENTRE

98 SE 7<sup>TH</sup> ST  
SUITE 700

MIAMI, FL 33131

17,472 SF

SUBLEASE  
OPPORTUNITY

NEWMARK

Newmark has implemented a proprietary database and our tracking methodology has been revised. With this expansion and refinement in our data, there may be adjustments in historical statistics including availability, asking rents, absorption and effective rents. Newmark Research Reports are available at [nmrk.com/insights](http://nmrk.com/insights).

# 3 BRICKELL CITY CENTRE

## SUITE 700

- Turnkey space in excellent condition with recent renovation including paint, carpet and additional conference rooms.
- **Extremely efficient built-out including:**
  - » 42 offices on the window line
  - » 9 interior offices
  - » Furniture available

## SUBLEASE DETAILS

- 17,472 RSF
- Available April 2026
- Term thru 11/30/2029
- Rate Negotiable
- Parking at 2:1000 SF

## AREA AMENITIES

- Located within Brickell City Centre
- Access to retail mall with internal connections
- Metro-mover stop on premises





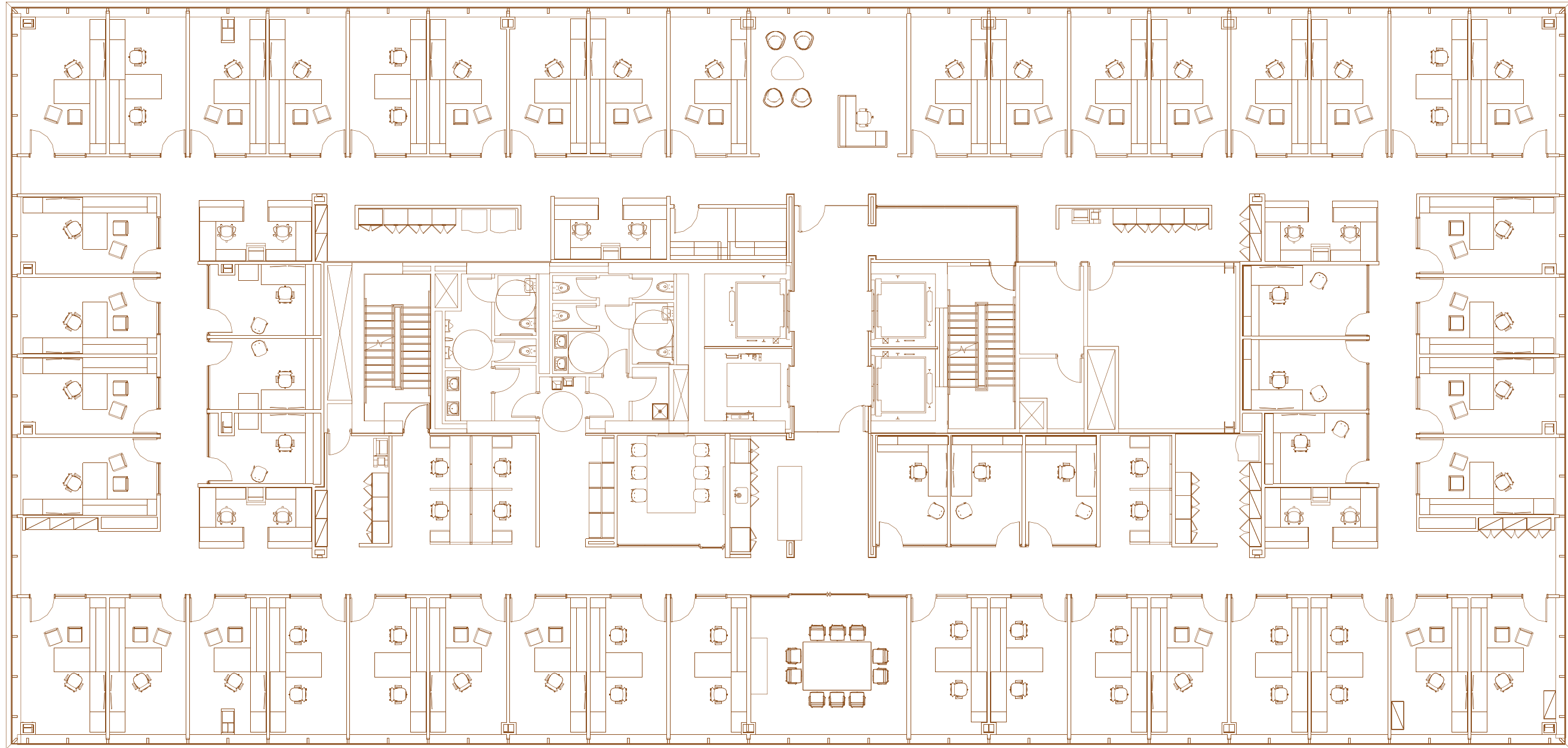
**3** BRICKELL CITY CENTRE



SPACE PLANS

7<sup>TH</sup> FLOOR 17,472 SF

**3** BRICKELL CITY CENTRE



VIRTUAL TOUR AVAILABLE

# 3

# BRICKELL CITY CENTRE

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SUITE 700

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## CONTACT

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[NMRK.COM](https://www.nmrk.com)

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