

Office



---

# 355 Alhambra Circle

## For More Information

John Lonardo, CCIM

+1 305 213 4050

[jlonardo@naimiami.com](mailto:jlonardo@naimiami.com)

## CLASS "A" SHARED WORKSPACE FOR LEASE

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134

Tenant Work Space "A":

250 SF 6-8 Chair Seating Tech Workspace

Shared Conference Room:

150 SF (With 8-Chair Seating)

Monthly Rate:

\$3,000.00 Per Month

Term:

12-18 Months, Negotiable

For more listings visit: [naimia-ftl.com/properties](http://naimia-ftl.com/properties)

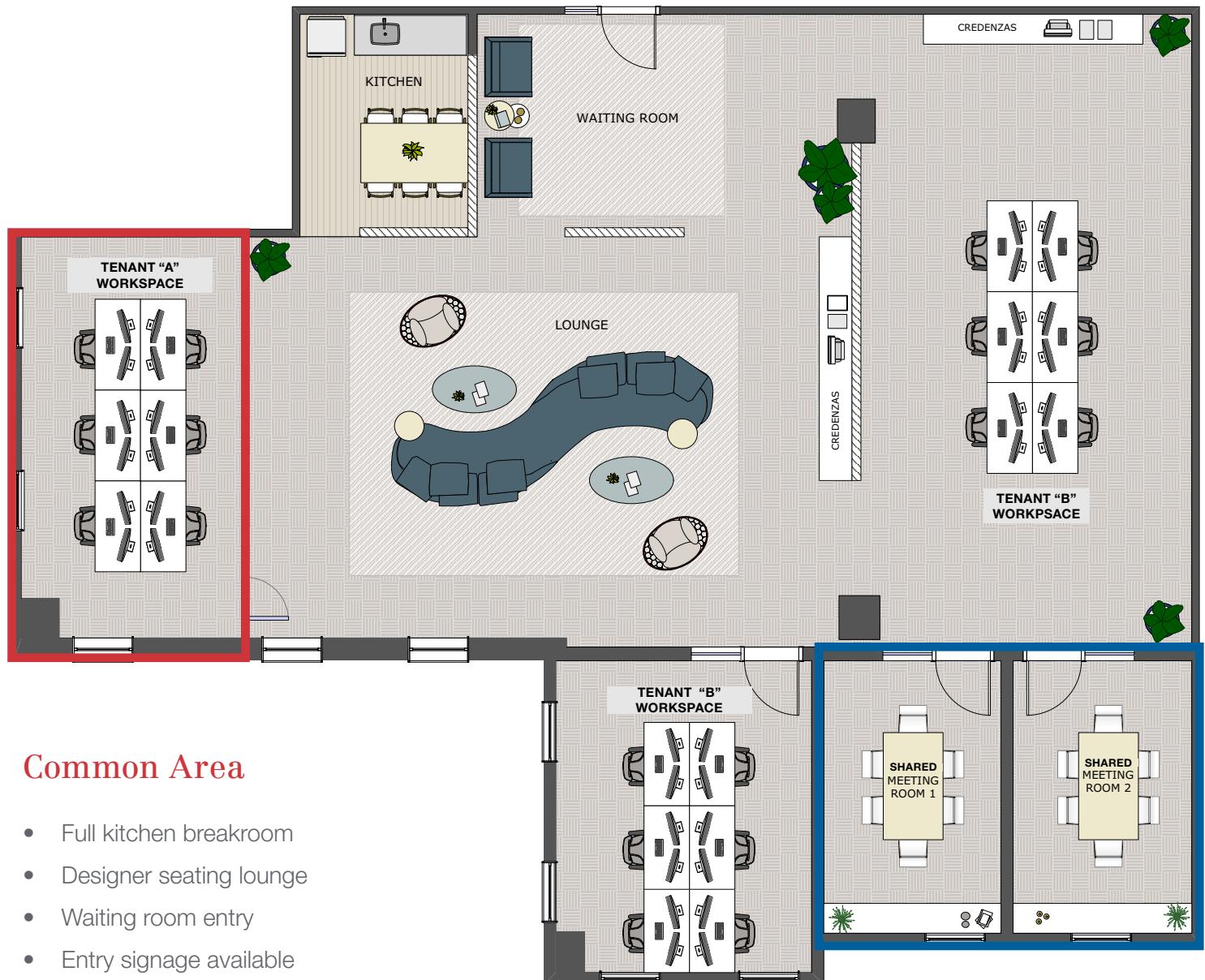
**NAI** Miami  
Fort Lauderdale

# Work Space

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134

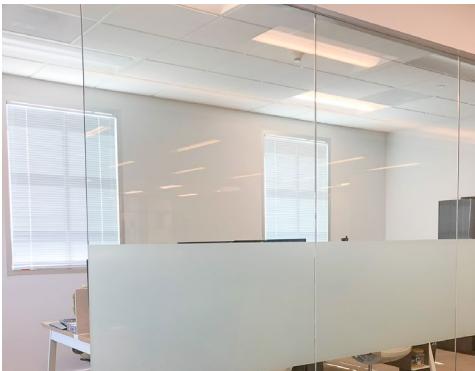
Tenant "A" Workspace:  $\pm$  250 SF

Shared Conference Room:  $\pm$  150 SF



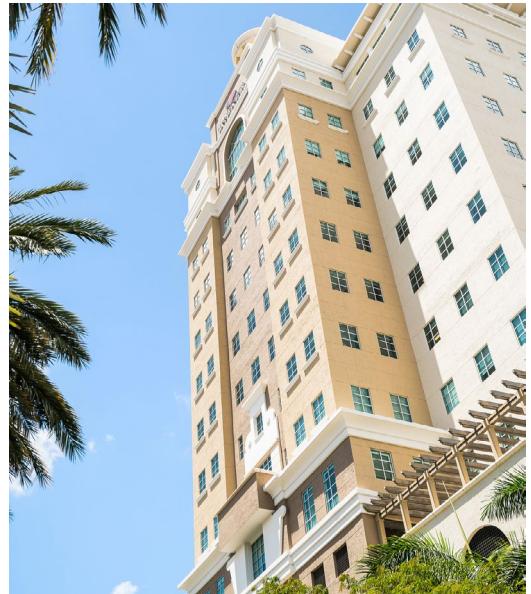
# Photos

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134



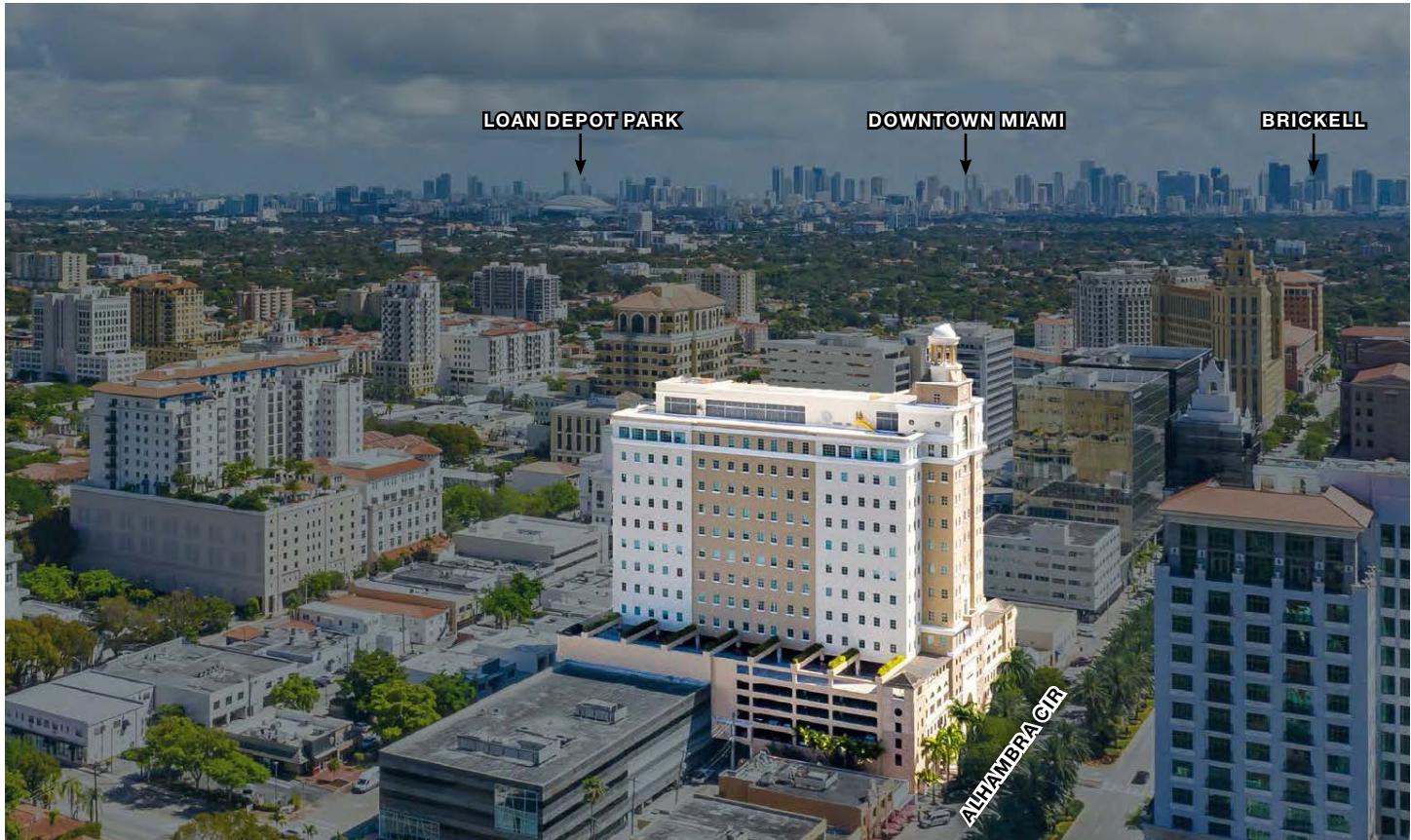
## Shared Workplace Features

- Elegantly designed Class “A” office ensemble
- Privacy glass enclosed 6–8-person collaborative workspace with natural light
- Waiting room entrance
- Comfortable seating lounge
- Full kitchen with break area
- Shared conference rooms
- Entry signage
- Garage parking
- 24-hour on-site security



# 355 Alhambra Circle

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134



## Property Features

- 16-story Mediterranean Style Building located in Downtown Coral Gables
- Premier international business location
- Home to notable corporations and financial services
- State-of-the-Art telecommunications infrastructure
- On-Site banking
- Walking distance and proximity to fine dining, casual and specialty food establishments, pubs, coffee houses, health services, hotels, specialty retail, personal fitness, attractions, variety of mixed-use residential developments



# Downtown Coral Gables Retail Map

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134



## Location Features

355 Alhambra is located in the Downtown Coral Gables Central Business District (CBD). Within the District, the Giralda Plaza "Streetscape" offers specialty food choices featuring outdoor seating and a mall.

Within two blocks is the "Miracle Mile" a friendly pedestrian "Streetscape" offers numerous formal and casual dining, cafes, pubs, boutique shoppes, and entertainment venues, art galleries, the Gables Art Cinema & Gables Theatre.

The District offers convenient personal care and health options, banking and business services. The Gables Trolley & Freebee Ride service provide easy access to Gables Plaza & Merrick Park.

The "CBD" contains 5,000,000 SF of Office Space, 1,000,000 SF of Retail, numerous new & historic multifamily and residential buildings in easy walking distance.

# The City Beautiful

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134

The Coral Gables economy is comprised of local and international businesses, but unlike other parts of Florida, it is not influenced by seasonal shifts. To learn more, click here: [Coral Gables Economic Overview](#). 



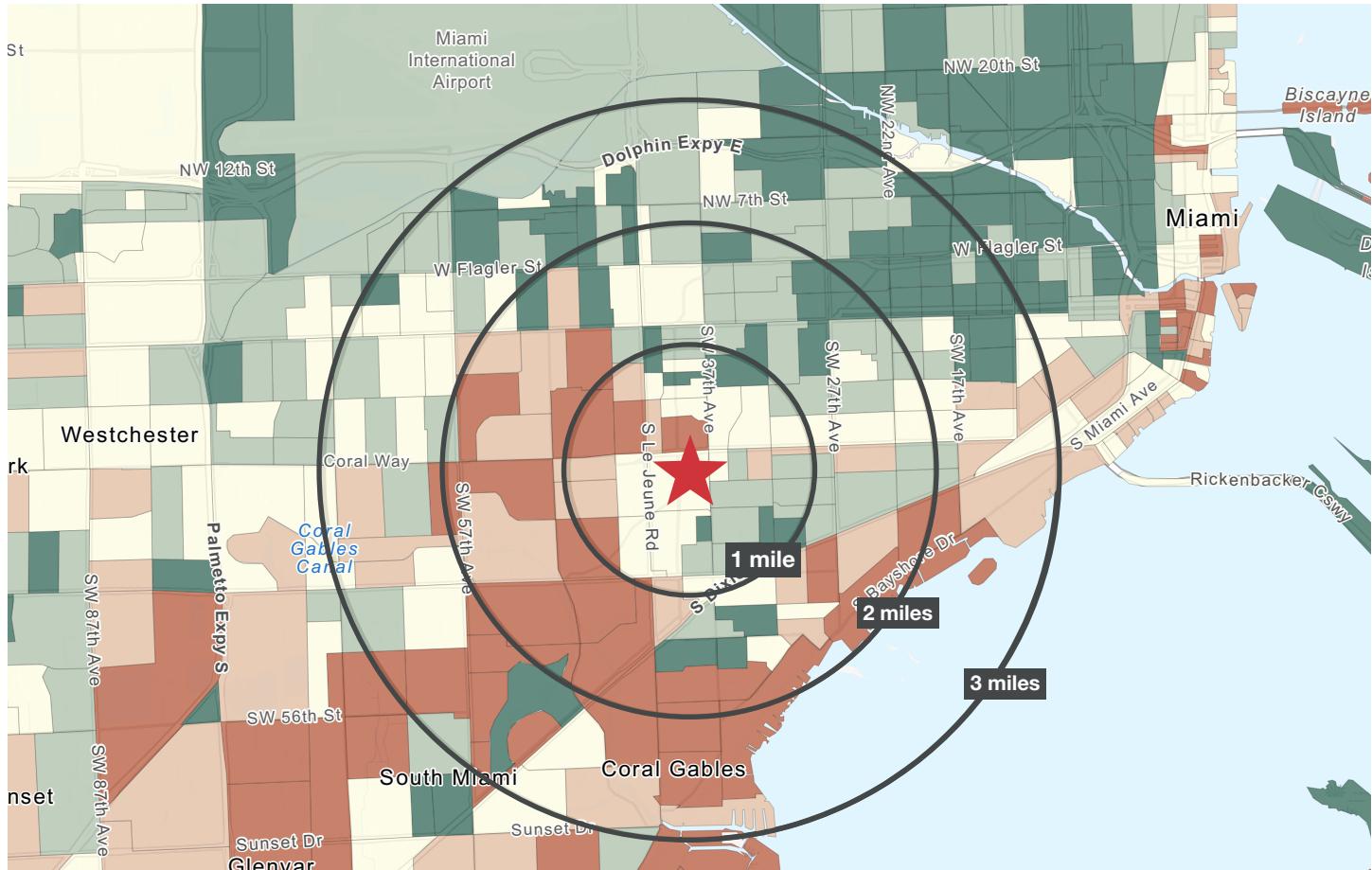
THE BILTMORE HOTEL



THE PLAZA CORAL GABLES

# Demographics

355 Alhambra Circle, Suite 1350 | Coral Gables, FL 33134



## Demographic Summary



1 Mile      2 Miles      3 Miles

	1 Mile	2 Miles	3 Miles
Population	38,607	113,724	243,198
Households	17,417	48,312	96,989
Average Household Income	\$127,482	\$131,218	\$115,734

### 2024 Median Household Income by Block Groups

\$160,545 to \$200,001
\$108,783 to \$160,544
\$71,212 to \$108,782
\$42,302 to \$71,211
\$0 to \$42,301

## For More Information

John Lonardo, CCIM

+1 305 213 4050

jlonardo@naimiami.com



113 Almeria Avenue, Coral Gables, FL 33134

+1 305 938 4000

naimia-ftl.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.