

Charter Place

OFFICE FOR LEASE

Office Rental Rate

Operating Expense

\$25.00 NNN psf **\$18.77** psf*

Retail Rental Rate

Operating Expense

\$25.00 NNN psf **\$12.60** psf*

*Net of electric & janitorial



3301 North University Drive | Coral Springs, FL



Covered
Parking



High-Speed
Internet



Luxury
Finishes



Prime
Location



Class A
Office

And More →

Greg Martin

Principal, Managing Director

(954) 903-1815

greg.martin@avisonyoung.com

Justin Cope, SIOR

Principal

(954) 903-3701

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Lisa Blumer, CCIM

Principal

(954) 903-3703

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**AVISON
YOUNG**

Amenities

Premium Amenities for Your Workspace



Premier Office Space:
Four-story, 80,489-square-foot, Class A office building



Prime Location:
Fronts University Drive & Sample Road



Nearby Attractions:
Close to top restaurants & shopping in Coral Springs



Safety Features:
Hurricane-resistant windows



Parking:
Free covered parking



High-End Finishes:
Elegant lobby, restrooms, & common areas



Convenience:
Onsite banking



Connectivity:
AT&T and FBL Fiber available



Easily Accessible:
Close to Sawgrass Expressway and Turnpike



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Gallery



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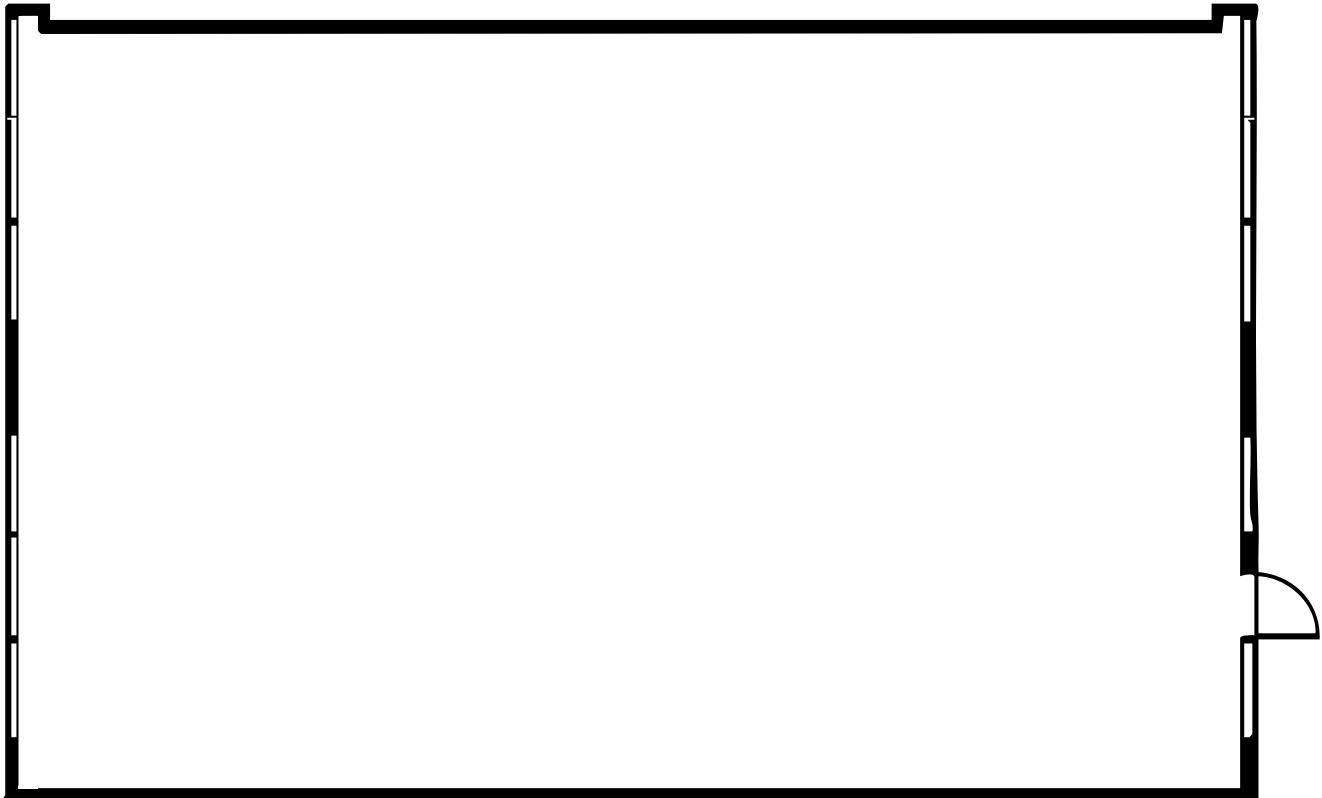
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Availability

First generation space



Suite 3320

2,243 sf

RETAIL

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Property Location



Strategically Located for Convenience and Lifestyle

Financial

Bank of America
Wells Fargo
Chase
Citi

Restaurants

Starbucks
Tap 42
The Melting Pot
Miller's Ale House

Misc.

The Fresh Market
Publix
Trader Joe's
LA Fitness

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