

1301 International Parkway

Sunrise, FL 33323

workspace
property trust

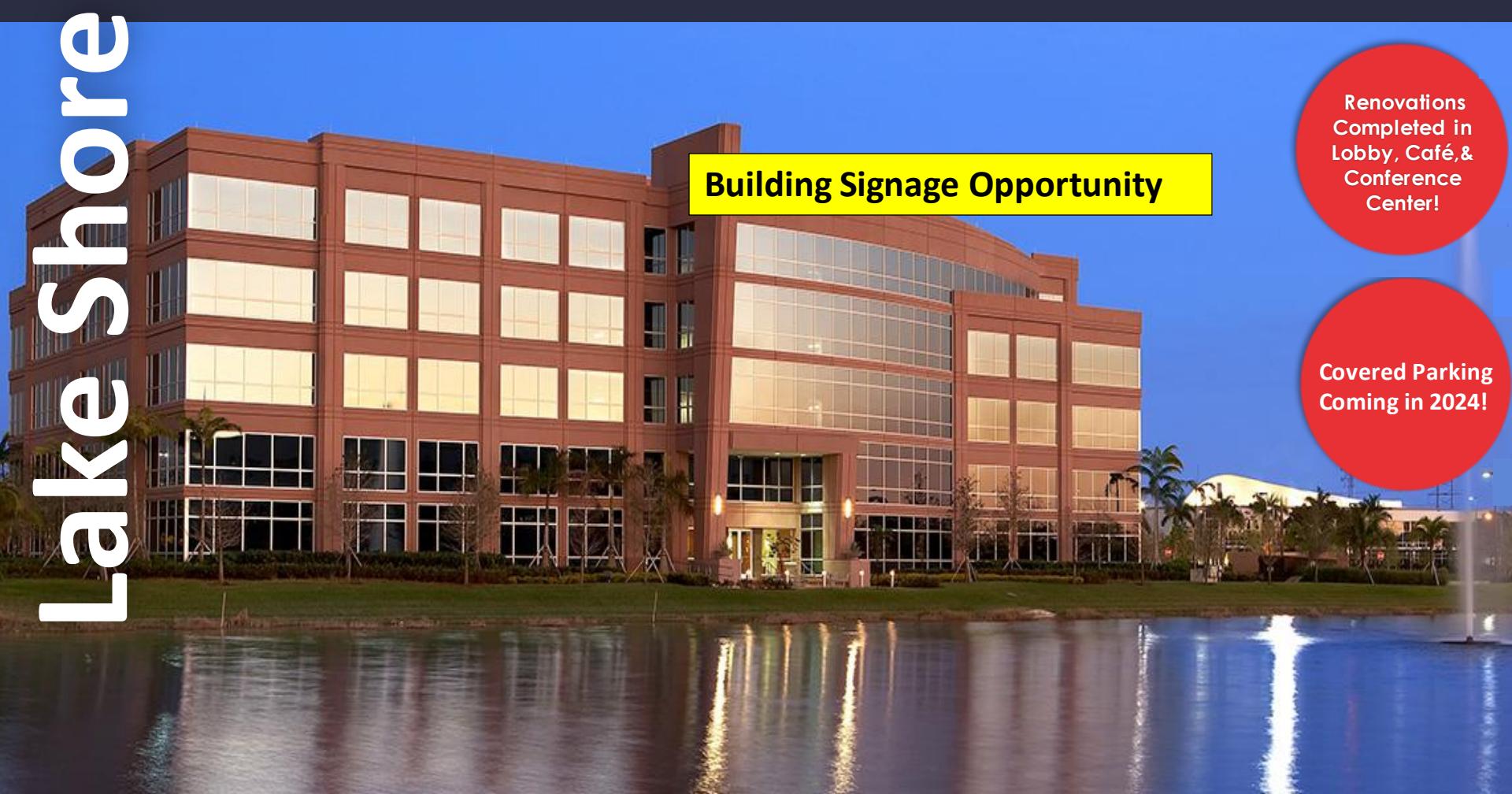
Up to 75k Available Now

Asking Rent: \$24.00/NNN
2024 OPEX: \$13.89 RSF

Building Signage Opportunity

Renovations
Completed in
Lobby, Café, &
Conference
Center!

Covered Parking
Coming in 2024!



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PROPERTY HIGHLIGHTS

AMENITIES

Five story Class "A" office building located within the prestigious Sawgrass International Corporate Park. 2023 renovation which includes Grab & Go Café, Conference Room and newly renovated lobby. Two-story glass atrium lobby entrance, outdoor tenant lounge with water views and high-end finishes throughout. Free Wi-Fi in lobby and interactive touchscreen directory with real-time traffic updates. Close-proximity to Sawgrass Mills Mall, hotels, restaurants, banks, daycare, fitness centers and walking trails.

TRANSPORTATION

Immediate access to Sawgrass Expressway, Interstate 75, and Interstate 595. 15 Miles from Ft Lauderdale International Airport

TECHNOLOGY

AT&T, FPL FiberNet, Sprint, Comcast

SUSTAINABILITY

Certified LEED Silver. Green initiatives in place by tenants and property management to include janitorial and recycling

Building Owner: Workspace Property Trust

Total Building Size: 140,160 SF

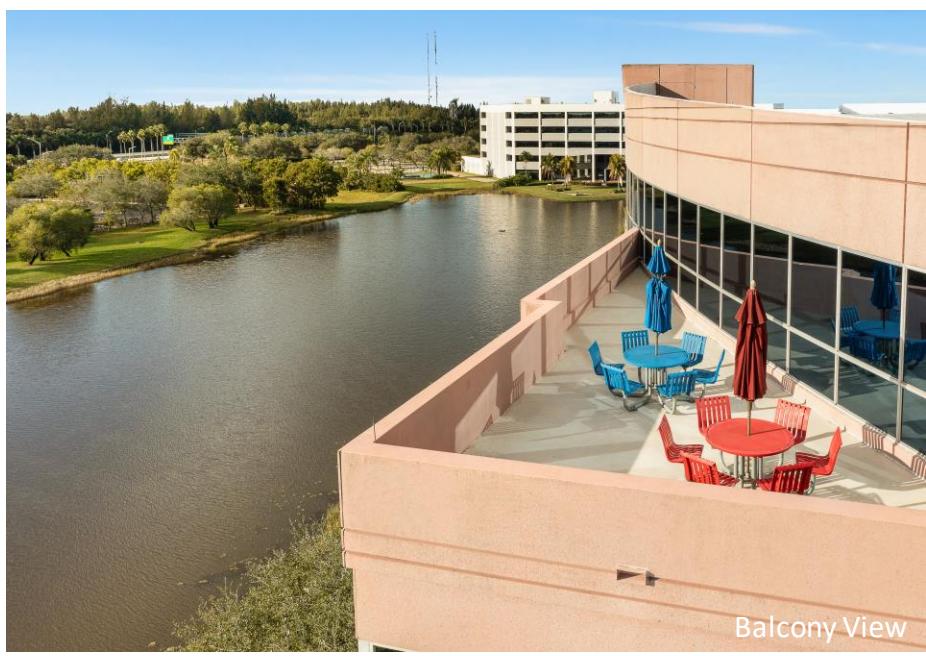
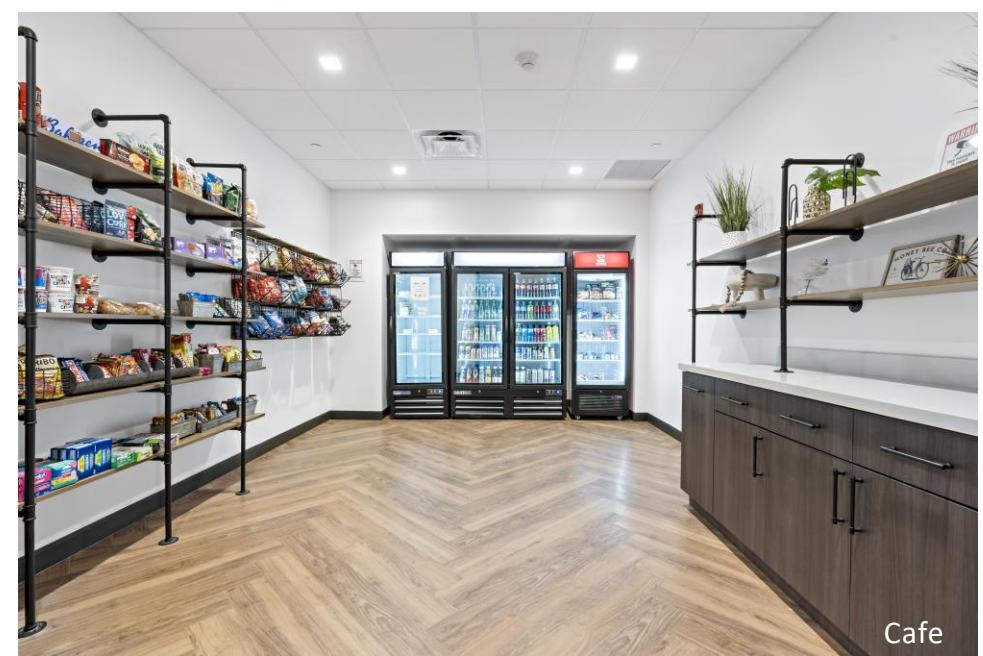
Up to 75k Available Now



Conference Room



Lobby Area



1301 International Parkway – Suite 130, Suite 140 & Suite 160

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11,593 SF Available Now



Leasing Information

777 Yamato Road, Suite 105, Boca Raton, FL, 33431
(954) 391-5503
www.workspaceproperty.com

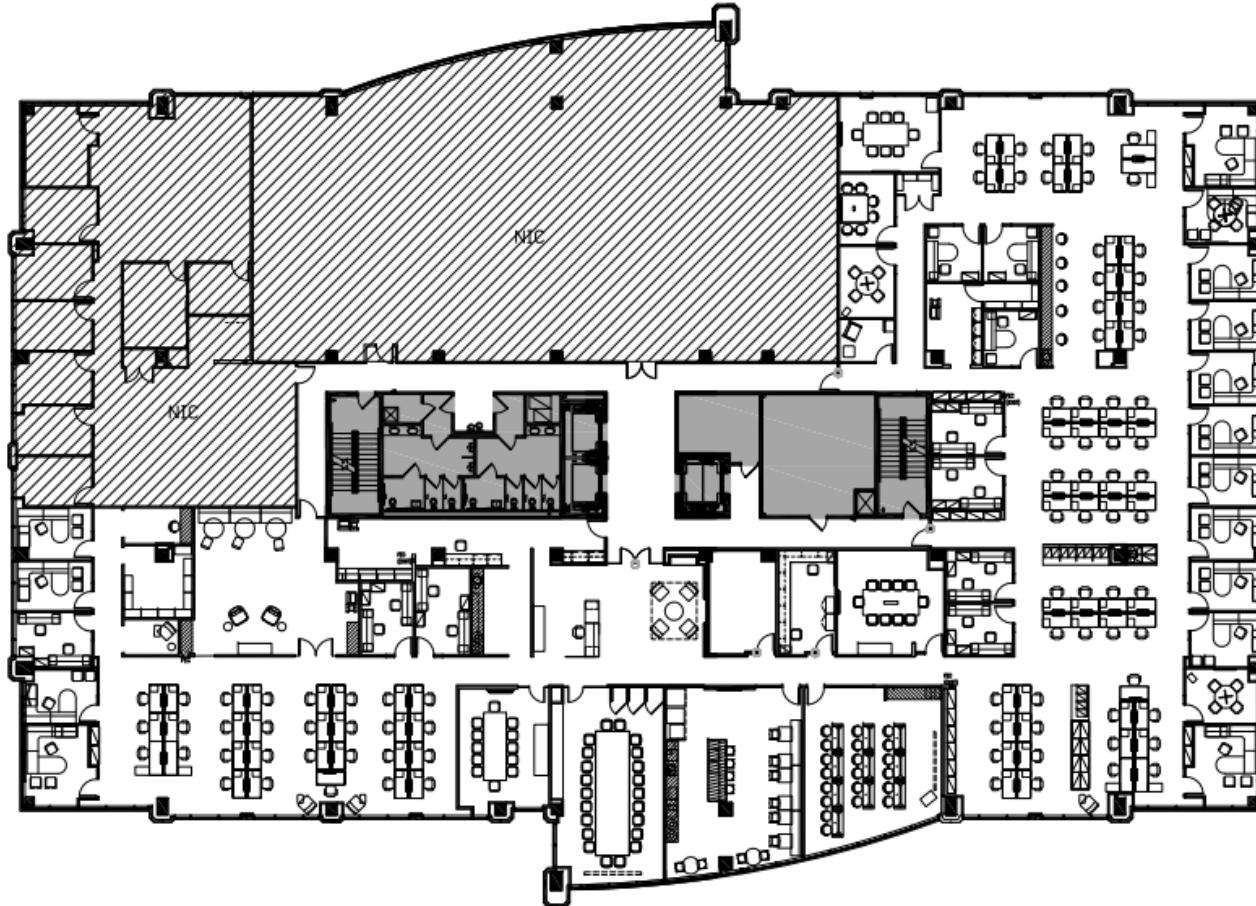
Mike, Nathanson
Director of Leasing
mnathanson@workspaceproperty.com

1301 International Parkway – Suite 300

Sunrise, FL 33323

workspace
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20,002 SF Furnished Plug & Play Available 8.1.24



Leasing Information

777 Yamato Road, Suite 105, Boca Raton, FL, 33431
(954) 391-5503
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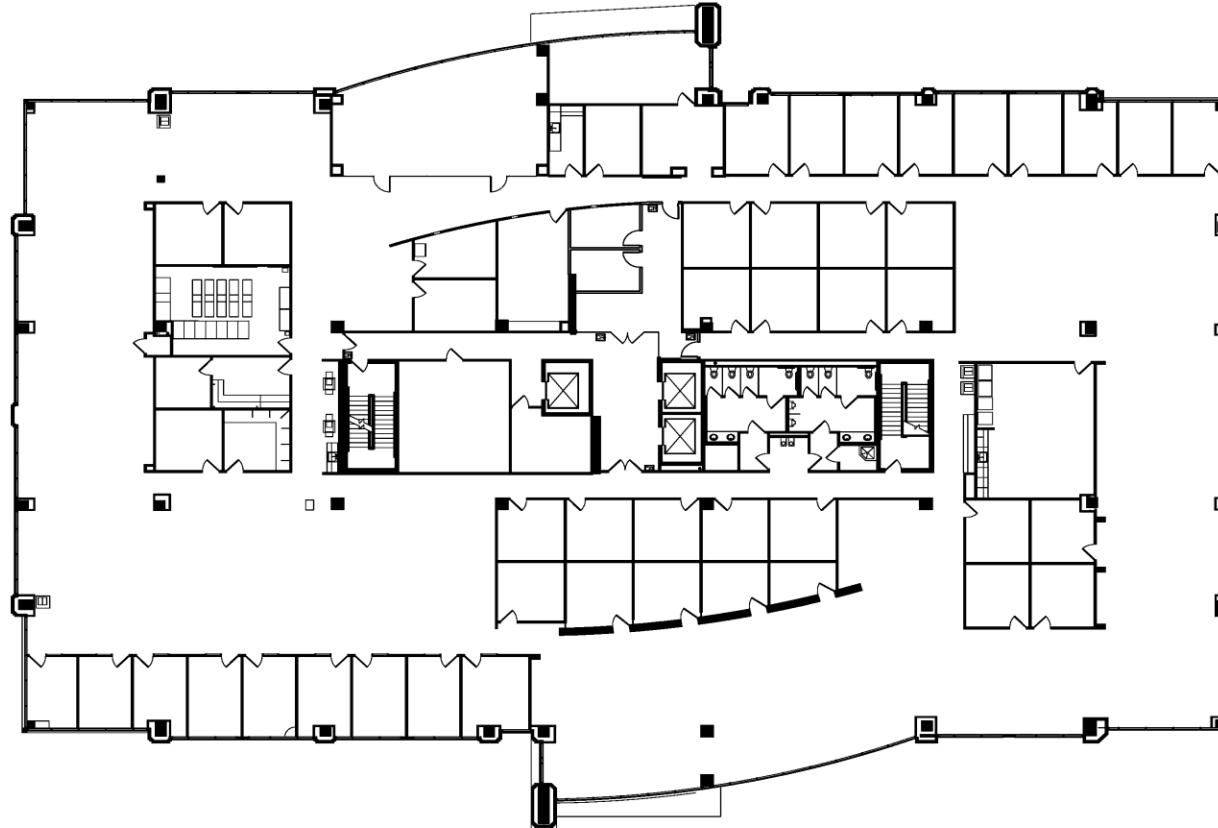
Mike, Nathanson
Director of Leasing
mnathanson@workspaceproperty.com

1301 International Parkway – 4th Floor

Sunrise, FL 33323

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29,574 SF Available Now



Leasing Information

777 Yamato Road, Suite 105, Boca Raton, FL, 33431
(954) 391-5503
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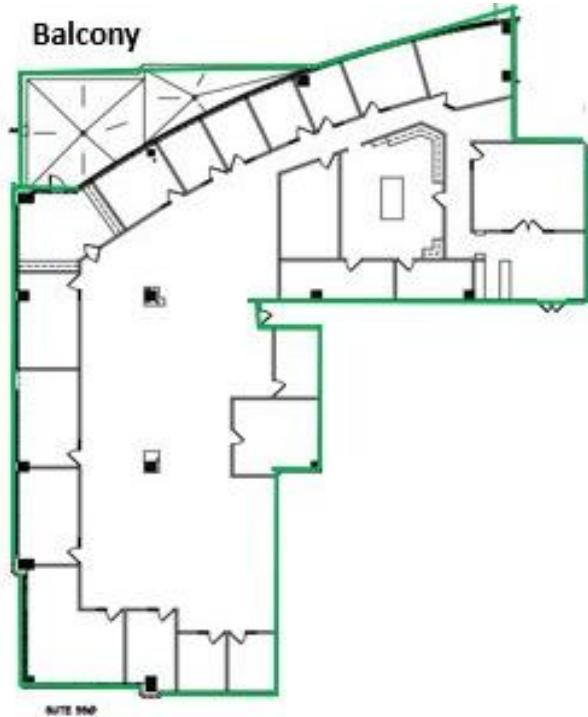
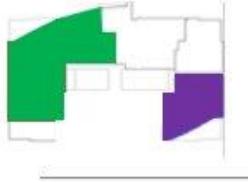
Mike, Nathanson
Director of Leasing
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1301 International Parkway – Suite 550 & Suite 520

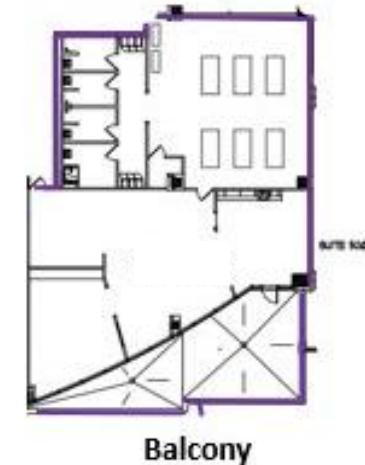
Sunrise, FL 33323

workspace
property trust

14,174 SF Available Now



Suite 550
10,191 RSF



Suite 520
3,983 RSF

Leasing Information

777 Yamato Road, Suite 105, Boca Raton, FL, 33431
(954) 391-5503
www.workspaceproperty.com

Mike, Nathanson
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