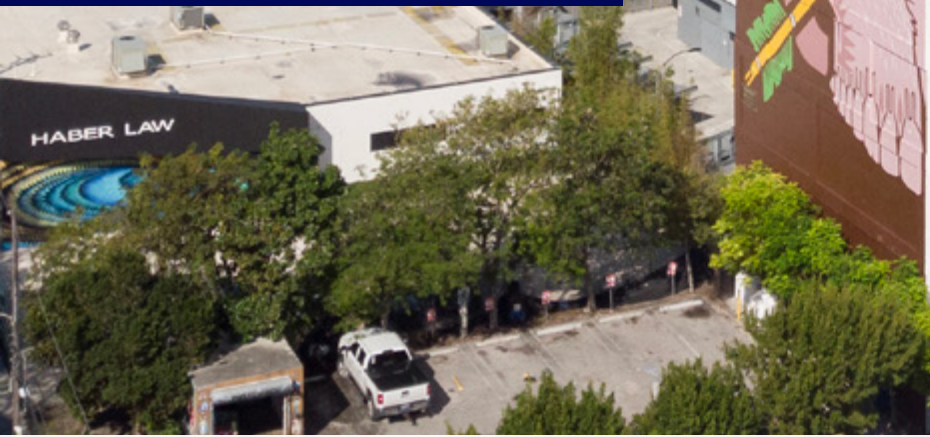




Sublease

**21,952 RSF
AVAILABLE**

Turnkey Space



Stephen Rutchik

Vice Chairman
+1 305 519 6688
stephen.rutchik@colliers.com

Tyler de la Peña

Associate Vice President
+1 786 433 5343
tyler.delapena@colliers.com

Colliers

The Building



CUBE Wynwd is meticulously crafted, prioritizing an inside-out approach to narrate a compelling tale of sustainability within an art-centric urban setting. Its design encapsulates a commitment to environmental consciousness seamlessly blended with the vibrant urban art scene. Every element is thoughtfully curated, creating a harmonious synergy that reflects sustainability and integrates seamlessly into the artistic fabric of the urban environment. CUBE is a testament to the fusion of innovative design and a narrative that champions sustainability at the heart of urban creativity.

- Prominent Location in Wynwood's Core
- Hub of Tech and Investment Activities
- Prime Creative Office Space
- Surrounded by Trendsetting Food and Beverage Establishments
- Ample Parking and Valet Service

Common areas are WiFi connected through-out the property, providing tenants unmatched access.

Within a stroll, they find local favorites like Panther Coffee, Le Chick, Coyo Taco, The Salty Donut, and Wynwood Walls.



Neighborhood

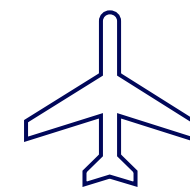
Wynwood, nestled in Miami, Florida, epitomizes dynamism with its vibrant arts, trendy eateries, and bustling nightlife. This neighborhood, attracting a diverse mix of artists, entrepreneurs, and locals, embodies a lively and creative atmosphere. Wynwood boasts over 70 galleries, showcasing diverse art forms, including the renowned Wynwood Walls. Culinary enthusiasts revel in Wynwood's eclectic dining scene, featuring international cuisines and celebrity-chef

establishments like The Salty Donut, Coyo Taco, and Zak the Baker. Moreover, the neighborhood offers outdoor havens like Margaret Pace Park and Jungle Plaza for activities ranging from jogging to yoga.

From a haven for creatives to a home for big-name technology and financial firms

Elevate talent acquisition, foster creativity, and gain a competitive edge, designed to meet your company's unique needs.

WYNWOOD FACTS



15M
Visitors



5K
New Jobs



600K
Commercial SF
Under Construction



98
Walk Score



The Space

Address 222 NW 24th Street
Miami, FL 33127

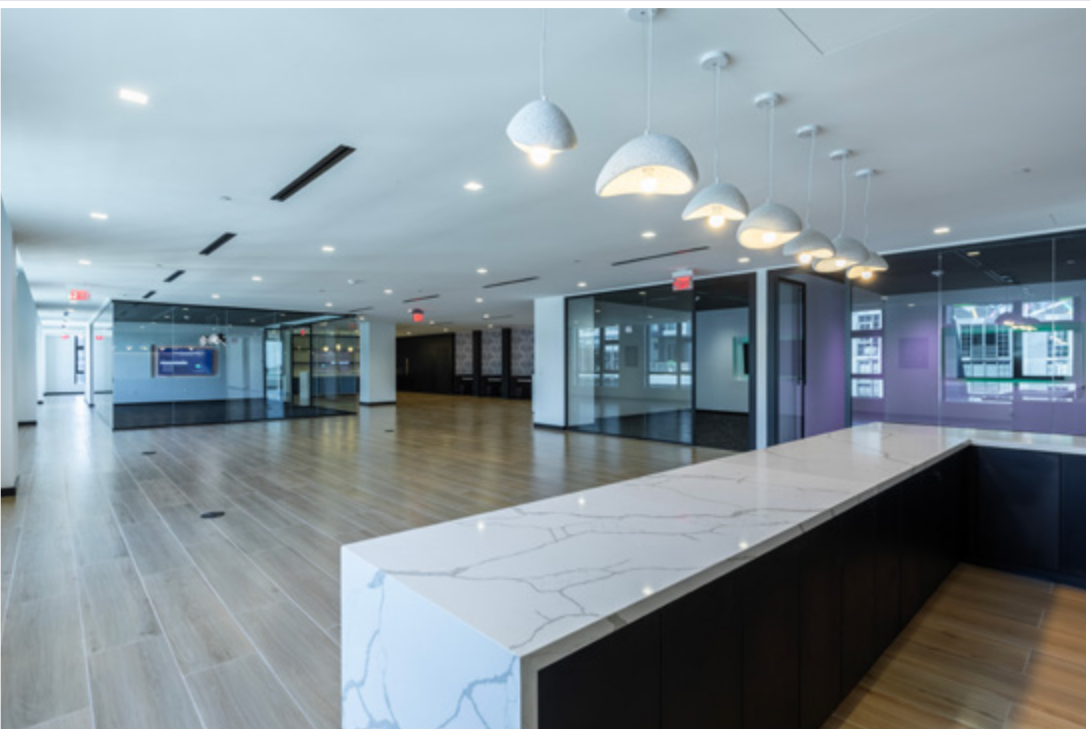
Available RSF 21,952 in two floors
7th Floor - 10,976 SF
8th Floor - 10,976 SF

Term Flexible

Parking Ratio 2/1,000

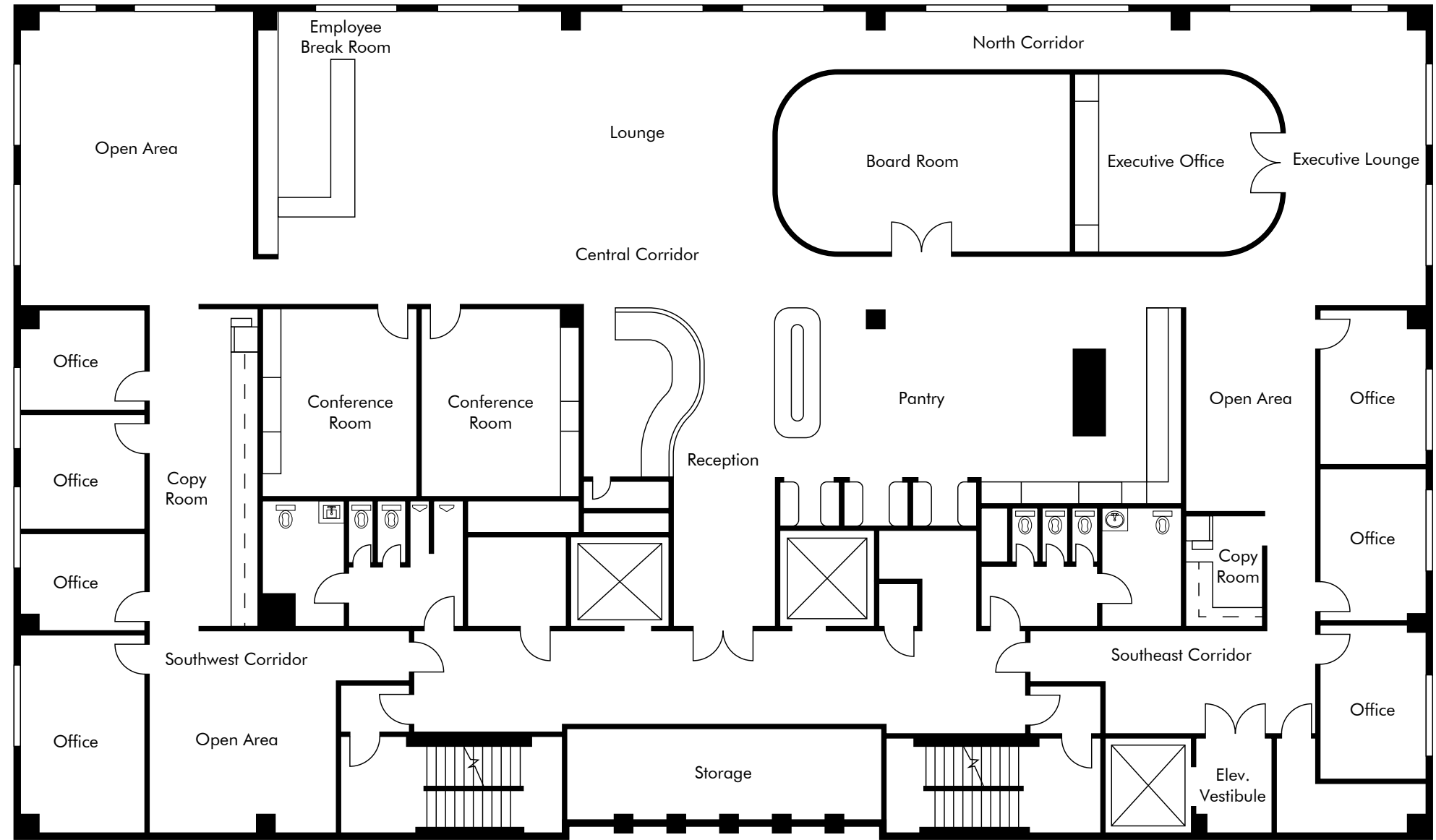
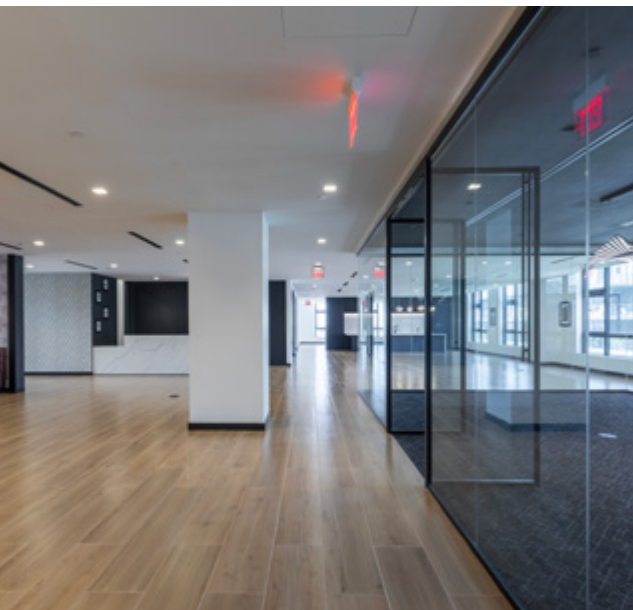
Building Class Class A

Fully built-out ready for immediate occupancy





Floor Plan



CUBE | 7TH FLOOR



Stephen Rutchik

Vice Chairman

+1 305 519 6688

stephen.rutchik@colliers.com

Tyler de la Peña

Associate Vice President

+1 786 433 5343

tyler.delapena@colliers.com



Accelerating success.

THIS DOCUMENT/EMAIL HAS BEEN PREPARED BY COLLIERS FOR ADVERTISING AND GENERAL INFORMATION ONLY. COLLIERS MAKES NO GUARANTEES, REPRESENTATIONS OR WARRANTIES OF ANY KIND, EXPRESSED OR IMPLIED, REGARDING THE INFORMATION INCLUDING, BUT NOT LIMITED TO, WARRANTIES OF CONTENT, ACCURACY AND RELIABILITY. ANY INTERESTED PARTY SHOULD UNDERTAKE THEIR OWN INQUIRIES AS TO THE ACCURACY OF THE INFORMATION. COLLIERS EXCLUDES UNEQUIVOCALLY ALL INFERRED OR IMPLIED TERMS, CONDITIONS AND WARRANTIES ARISING OUT OF THIS DOCUMENT AND EXCLUDES ALL LIABILITY FOR LOSS AND DAMAGES ARISING THERE FROM. THIS PUBLICATION IS THE COPYRIGHTED PROPERTY OF COLLIERS AND /OR ITS LICENSOR(S). © 2024. ALL RIGHTS RESERVED. THIS COMMUNICATION IS NOT INTENDED TO CAUSE OR INDUCE BREACH OF AN EXISTING LISTING AGREEMENT. COLLIERS INTERNATIONAL FLORIDA, LLC.