

CUSHMAN & WAKEFIELD - SOUTH FLORIDA INDUSTRIAL TEAM - AVAILABLE PROPERTIES

JULY 2020

PALM BEACH COUNTY - BUILDINGS									
LOOPNET ID	LOCATION	AVAIL	OFFICE SF	CEILING	OVERHEAD	SALES PRICE	LEASE RATE	COMMENTS / ZONING	
PHOTO/AERIAL	CONTACT	SF/ACRES		HEIGHT	DOORS				
1.	 #4196908	Palm Beach Park of Commerce 15335 Park of Commerce Boulevard, Building 25 Jupiter, FL 33478 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	70,514 Divisible	To Suit under a *\$7.00 T/I allowance	32’	4 Dock High Doors Per Bay 2 Oversized Ramps	Call to Discuss	\$7.25 NNN \$2.20 Exp.	▪ Zoned PUD-Light Industrial
2.	 #15388700	Vista Distribution Center 6965 Vista Parkway North West Palm Beach, FL 33411 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	4,480 10,580 Suite 20	3,136 SF Office/ Lab 8,710	18’	2 Grade Level Doors	N/A	\$11.95 NNN \$3.63 Exp.	▪ ESFR sprinkler system
3.	 #20057007	Technology Place 3301 Electronics Way West Palm Beach, FL 33407 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	19,976	90%	16’-21’	3 Dock High Doors 1 Ramp	N/A	TBD \$2.97 Exp.	▪ Built in 1962 ▪ Zoned C-3 ▪ 2.5/1,000 Parking ▪ Convenient access to I-95 and Port of Palm Beach
4.	 #4201766	Marine Center 801 W. 13 th Court Riviera Beach, FL 33404 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	6,509 Suite A 4,325 Suite D	1,115 To Suit	18’	Grade Level	N/A	\$14.50 Gross	▪ New Construction ▪ Impact glass and reinforced doors ▪ Within 1 mile of the Port of Palm Beach

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5.	 #11492064	Boynton Beach Commerce Center 2000 Corporate Drive Boynton Beach, FL 33426 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	±16,908 divisible to 11,272 #2003	1,391 SF	22'	3 Dock High Doors	N/A	\$7.95 NNN \$4.15 Exp.	- ESFR sprinkler system 2.4/1,000 parking - Strategically located at the SWC of I-95 and Woolbright Road with immediate access to I-95
6.	 #17732384	Boynton Beach Commerce Center 2108 Corporate Drive Boynton Beach, FL 33426 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	4,600		14'	1 Grade Level Door	N/A	\$10.00 NNN \$4.15 Exp.	- Fire sprinklered 3-phase electric
7.	 #18346509	1200 SW 35th Avenue Boynton Beach, FL 33426 Christopher Thomson (561) 227-2019 Matthew G. McAllister (561) 901-5216	20,000-46,254	1,800	30'	12 Dock High Doors 1 Ramp	N/A	\$8.95 NNN \$3.87 Exp.	160' depth 54' x 50' column spacing - Tilt wall construction - T-5 lighting
8.	 #11535799	1210 SW 35th Avenue Boynton Beach, FL 33426 Christopher Thomson (561) 227-2019 Matthew G. McAllister (561) 901-5216	28,080	To Suit	30'	6 Dock High Doors 1 Ramp	N/A	\$8.95 NNN \$3.87 Exp.	160' depth 54' x 50' column spacing - Tilt wall construction - T-5 lighting
9.	 #18346509	1220 SW 35th Avenue Boynton Beach, FL 33426 Christopher Thomson (561) 227-2019 Matthew G. McAllister (561) 901-5216	11,881	1,300	36'	2 Dock High Doors 1 Ramp		\$8.95 NNN \$3.87 Exp	160' depth 54' x 50' column spacing - Tilt wall construction - T-5 lighting

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PHOTO/AERIAL	CONTACT	SF/ACRES							
10.	 #3955745 UNDER CONTRACT	40 North Congress Avenue Congress Avenue just north of W. Atlantic Avenue Delray Beach, FL 33445 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	5.53 AC	N	Y	Y	\$3,950,000 (\$16.40 PSF)	MIC	- Easy access to I-95 - Congress Avenue frontage
11.	 #3934292	The Congress Plaza I-95 and Congress Avenue Delray Beach, FL Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	7 AC Divisible	Y	Y	Y	\$7,623,000 (\$25.00 PSF)	POC	I-95 and Congress Avenue frontage
12.	 #16583741	The Commons Just west of Congress Avenue on W. Atlantic Avenue Delray Beach, FL Christopher Thomson (561) 227-2019 Chris Metzger (954) 938-2608	4.82 AC	N	Y	Y	\$4,619,102 (\$22.00 PSF)	PCC	Great frontage on Atlantic Avenue

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PHOTO/AERIAL	CONTACT							
13.		Palm Beach Park of Commerce	363 AC	Y	Y	Y	\$8.00 PSF	- Fully entitled - Rail served - Foreign Trade Zone - Up to 99 AC contiguous
			Divisible to 5 AC			Industrial		
						\$9.00 PSF		
						Commercial		
#6680871	15189 POC Blvd. -86.51 AC						Light Ind	
	Divisible to 5 AC							
#12906923	15529 POC Blvd. –154.23 AC						General Ind	
	Divisible to 5 AC							
#12906793	14830 POC Blvd. -86.58 AC						General Commercial	
	Divisible to 5 AC							
#12906478	Beeline Highway							
	Jupiter, FL 33487							
	Christopher Thomson (561) 227-2019							
	Alex VanDresser (561) 227-2067							

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ST. LUCIE COUNTY - BUILDINGS									
LOOPNET ID	LOCATION	AVAIL	OFFICE SF	CEILING	OVERHEAD	SALE PRICE	LEASE RATE	COMMENTS / ZONING	
PHOTO/AERIAL	CONTACT	SF/ACRES		HEIGHT	DOORS				
14.	 Lease: 17188865	1449 Commerce Centre Drive Port St. Lucie, FL 34986 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	±7,200	To Suit	28’	3 Grade Level Doors	N/A	\$8,500 Per Month NNN + \$1,545 Opex	- Free-standing building - Concrete and metal construction

ST. LUCIE COUNTY – LAND									
LOOPNET ID	LOCATION	AVAIL	PLATTED	WATER	SEWER	SALE PRICE	ZONING	COMMENTS / ZONING	
PHOTO/AERIAL	CONTACT	SF/ACRES							
15.	 #3840102 UNDER CONTRACT	2300 N. Old Dixie Highway Fort Pierce, FL 34946 Christopher Thomson (561) 227-2019 Alex VanDresser (561) 227-2067	20.90 AC	N	Y	Y	\$1,850,000 (\$2.03 PSF)	IL	- Located between US Highway and Old Dixie Highway - Due diligence package available

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JULY 2020

BROWARD COUNTY - BUILDINGS								
LOOPNET ID	LOCATION	AVAIL	OFFICE SF	CEILING	OVERHEAD	SALES PRICE	LEASE RATE	COMMENTS / ZONING
PHOTO/AERIAL	CONTACT	SF/ACRES		HEIGHT	DOORS			
16.	 #6417363	Rock Lake Business Center 3520 W. 33 rd Street, Bldg. B 3150 W. 33 rd Street, Bldg. D Pompano Beach, FL 33064 Richard F. Etner, Jr. (954) 938-2607 Matthew G. McAllister (561) 901-5216	119,222 SF 135,962 SF Divide to Suit	To Suit	32'	Dock High to Suit Drive-in to Suit	N/A \$9.50 NNN \$3.48 Exp. Frontage \$8.95 NNN \$3.48 Exp. Non-Frontage	- Class "A" tilt wall industrial warehouse under construction - Florida's Turnpike frontage - Build to suit capability - Zoned I-1
17.	 Bldg. 9 #13050462	Pompano Center of Commerce II 1700 NW 18 th Street, Bldg. 900 Pompano Beach, FL 33069 Chris Metzger (954) 938-2608	43,469 Bldg. 9 Divisible	To Suit	32'	4 Dock High Doors Per Bay	N/A \$9.50 NNN \$3.37 Exp.	- ESFR sprinkler system - LED lighting - Divide-to-suit
18.	 #17926843	Prologis Industrial Center 2500 N. Andrews Avenue, Suite 100 Pompano Beach, FL 33064 Chris Metzger (954) 938-2608 Richard F. Etner, Jr. (954) 938-2607	10,280	1,490	24'	3 Dock High Doors	N/A \$10.50 NNN \$4.34 Exp.	100% air-conditioned 110' truck court depth 30' x 40' typical column spacing 181 total parking spaces

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	PHOTO/AERIAL	CONTACT	SF/ACRES		HEIGHT	DOORS			
19.		Pompano Business Center 2500 NW 19 th Street, Bldg. O Pompano Beach, FL 33069 Richard F. Etner, Jr. (954) 938-2607 Matthew G. McAllister (561) 901-5216	95,895 24,000	100% 3,600	24' 24'	16 Dock High Doors 1 Ramp 5 Dock High Doors	N/A 	\$15.00 NNN \$3.83 Exp. \$8.95 NNN \$3.83 Exp	130' truck court depth 40' x 40' column spacing 672 total parking spaces
20.		200 N. Federal Highway Pompano Beach, FL 33062 Matthew G. McAllister (561) 901-5216 Richard F. Etner, Jr. (954) 938-2607	12,355 .85 AC	---	---	---	\$3,750,000 Redevelopment Opportunity	N/A	150' of frontage on Federal Highway - Hard corner with signalized intersection - B-3 zoning
21.		Cypress Pointe Distribution Center 1899 SW 13 th Court Pompano Beach, FL 33069 Chris Metzger (954) 938-2608 Richard F. Etner, Jr. (954) 938-2607	156,233 Divisible	To Suit	32'	4 Per Bay	N/A	\$9.50 NNN \$2.75 Exp.	4000 PSI floor load - Will build-to-suit - Zoned I-1
22.		North Broward Commerce Center NW 27 th Avenue Pompano Beach, FL Matthew G. McAllister (561) 901-5216 Merritt Etner (561) 990-9706	±70,335 8.994 AC	To Suit	18'-24'	11 Dock High Doors 16 Grade Level Doors	N/A	\$14.95 NNN	- Built in 2020 2:1,000 parking

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	PHOTO/AERIAL	CONTACT	SF/ACRES		HEIGHT	DOORS			
23.	 #18593102	1700 Banks Road Margate, FL 33063 Matthew G. McAllister (561) 901-5216 Merritt Etner (561) 990-9706	6,120	±2,420	24'	1 Grade Level Door	N/A	\$12.95 NNN \$3.95 Exp.	- Fully air-conditioned - Secured, fenced cage within warehouse - Warehouse racking in place
24.	 #17390402	6001 Distribution Center 6001 Powerline Road Fort Lauderdale, FL 33309 Matthew G. McAllister (561) 901-5216 Richard F. Etner, Jr. (954) 938-2607	63,966	---	32'	10 Dock High Doors	\$18,000,000	\$8.00 NNN \$2.60 Exp.	221 parking spaces - Zoned I - T-5 lighting - Direct Powerline Road frontage
			25,944	---		7 Dock High Doors		\$8.00 NNN \$2.60 Exp.	
			25,944		12'	1 Dock High Door		\$10.00 NNN \$2.60 Exp.	
25.	 #18509670	1111 SW 30th Avenue Deerfield Beach, FL 33442 Matthew G. McAllister (561) 901-5216 Christopher Thomson (561) 227-2019	40,000- 208,000	8,000	24'	8 Dock High Automatic Doors 1 Ramp	N/A	\$9.95 NNN \$2.35 Exp.	- Building can be expanded by ±48,500 SF ±70,000 SF existing packaging area with drop ceiling
26.	 #1571550	Deerfield Commerce Center 1027 SW 30 th Avenue Deerfield Beach, FL 33442 Matthew G. McAllister (561) 901-5216 Richard F. Etner, Jr. (954) 938-2607	21,815	3,730	24'	3 Dock High Doors 1 Ramp	N/A	\$8.95 NNN \$4.10 Exp.	- Zoned I-1 - SW 10th Street visibility - Entire building with ample employee parking

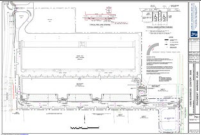
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BROWARD COUNTY - BUILDINGS									
	LOOPNET ID	LOCATION	AVAIL	OFFICE SF	CEILING	OVERHEAD	SALES PRICE	LEASE RATE	COMMENTS / ZONING
	PHOTO/AERIAL	CONTACT	SF/ACRES		HEIGHT	DOORS			
27.	 #15386836	Deerfield Commerce Center 1033 SW 30 th Avenue Deerfield Beach, FL 33442 Matthew G. McAllister (561) 901-5216 Richard F. Etner, Jr. (954) 938-2607	12,367	2,200	24'	2 Dock High Doors 1 Ramp	N/A	\$8.95 NNN \$4.10 Exp.	▪ Zoned I-1 ▪ SW 10th Street visibility ▪ End unit with ample employee parking
28.	 #2013313	1250 S. Powerline Road Deerfield Beach, FL 33442 Chris Metzger (954) 938-2608 Richard F. Etner, Jr. (954) 938-2607	24,000	4,000	24'	5 Dock High Doors 1 Ramp	N/A	\$9.75 NNN \$3.53 Exp.	▪ Immediate occupancy ▪ Powerline Road frontage
29.	 #2013313	1280 S. Powerline Road Deerfield Beach, FL 33442 Chris Metzger (954) 938-2608 Richard F. Etner, Jr. (954) 938-2607	20,253	1,014	30'	3 Dock High Doors 1 Ramp	N/A	\$8.50 NNN \$3.53 Exp.	▪ Immediate occupancy ▪ T-5 lighting ▪ Front load building
30.	 #15767135 #15767082	Tamarac Business Center 6801 & 6901 N. Hiatus Road Tamarac, FL 33321 Chris Metzger (954) 938-2608 Matthew G. McAllister (561) 901-5216	358,652 Divide to Suit	To Suit	32'	4 Doors Per Bay	---	\$8.75 NNN \$3.20 Exp.	▪ Visibility from the Sawgrass Expressway ▪ Under construction ▪ Summer 2020
31.	 #4615310	Cusano's Building 6806-6814 N. State Road 7 Coconut Creek, FL 33073 Richard F. Etner, Jr. (954) 938-2607 Chris Metzger (954) 938-2608 Matthew G. McAllister (561) 227 2018	40,000	None	20'	19 Dock Doors	N/A	\$5.50 NNN \$2.47 Exp.	▪ Built in 2002 ▪ Office/showroom ▪ Fire sprinklered

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32.	 #16791550	I-595 Business Center 3500 SW 30 th Avenue Dania Beach, FL 33312 Chris Metzger (954) 938-2608 Matthew G. McAllister (561) 901-5216	20,000- 153,866	To Suit	32'	Dock high & grade level loading	N/A	\$9.50 NNN \$3.28 Exp.	- Desired Port 95 location - Institutional quality construction - Occupancy 4Q20
33.	 #20114631	Port 95 Business Center 2688 SW 36 th Street Dania Beach, FL 33312 Chris Metzger (954) 938-2608 Matthew G. McAllister (561) 901-5216	19,913	2,000	32'	7 Dock High Doors	N/A	\$12.35 Gross	- Class "A" Industrial Park - Sublease expiration May 31, 2023 - ESFR sprinkler system - Zoned IROM-AA
34.	 #17994857	3523 Pembroke Road 3523 Pembroke Road Hollywood Matthew G. McAllister (561) 901-5216 Richard F. Etner, Jr. (954) 938-2607	±21,000/ 2.39 AC	To Suit	12'-16'	Grade level loading	N/A	\$32,000 NNN	- Fully fenced - Free-standing building
35.	 #11597042	Prologis Seneca Park Pembroke Park, FL 33023 2300 Commerce Center Way, Bldg. 1100	190,494 Divisible	To Suit	32'	62 Dock High Loading	N/A	\$8.95-\$9.50 NNN \$3.58 Exp.	- Excellent transportation access via I-95, I-595, Florida's Turnpike, and I-75 - Underground roof drainage - Divide-to-suit
36.	 #11596991	2400 Commerce Center Way, Bldg. 1000	190,494 Divisible	To Suit	32'	62 Dock High Loading	N/A	\$8.95-\$9.50 NNN \$3.58 Exp.	

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37.	 #11567562	2500 Commerce Center Way, Bldg. 800	169,029 Divisible	To Suit	32'	62 Dock High Loading	N/A	\$8.95-\$9.50 NNN \$3.58 Exp.	- Buildings 1000 & 1100 are under construction - Building 800 is available for immediate occupancy
38.	 #16443831	Port 95 Commerce Park 3030-3044 SW 42 nd Street, Bldg. 4 Fort Lauderdale, FL 33312 Matthew G. McAllister (561) 901-5216	19,615	10%	24'	2 dock high doors 1 ramp	N/A	\$12.25 Gross	- Term through May 2022 - Tilt wall construction - ESFR sprinklers SUBLEASE
39.	 #7282351	County Line Business Center 3701 S. Flamingo Road Miramar, FL 33027 Chris Metzger (954) 938-2608	62,078 Suite 100	18,412	30'	14 Dock High Doors 1 Fork Lift Ramp	N/A	\$8.25 NNN \$2.73 Exp.	125' to 180' truck court - Zoned PID - ESFR fire sprinkler system
40.	 #7282351	County Line Business Center 3701 S. Flamingo Road Miramar, FL 33027 Chris Metzger (954) 7gt71-0800	323,675 Suite 300 Sublease	To Suit	30'	To Suit	N/A	\$7.50 NNN \$2.73 Exp.	125' to 180' truck court - Zoned PID - ESFR fire sprinkler system - Sublease expires 02/28/2018
41.	 #15763656	Bridge Point Miramar 15501 SW 29 th Street Miramar, FL 33027 Chris Metzger (954) 938-2608 Matthew G. McAllister (561) 901-5216	152,573 SF Divide to Suit	To Suit	32'	35 Dock High Doors 1 Grade Level Door	N/A	\$8.95 NNN \$2.60 Exp.	130' truck court 50' x 50' column spacing - ESFR fire sprinkler system - Divide down to 45,516 SF

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BROWARD COUNTY - LAND									
LOOPNET ID	LOCATION	TOTAL SF/ACRES	PLATTED	WATER	SEWER	SALES PRICE	ZONING	COMMENTS / ZONING	
PHOTO/AERIAL	CONTACT								
42.	 Corporate Park of Coral Springs 12335 W. Sample Road Coral Springs, FL Chris Metzger (954) 938-2608 Rick Etner (954) 771 0800 #3918545 UNDER CONTRACT	4.75 AC	Y	Y	Y	\$5,000,000 (\$18.45 PSF)	IRD (Commercial Permitted)	- Sample Road frontage - Gateway to the Corporate Park of Coral Springs	
43.	 5434 Hallandale Beach Boulevard Pembroke, FL 33023 Richard F. Etner, Jr. (954) 938-2607 Greg Masin (305) 371-4411 Matthew G. McAllister (561) 901-5216 #6939597-Sale #7042241-Lease	7.08 AC	Y	Y	Y	\$7,710,120 (\$25.00 PSF)	B-1	- Mixed use, residential/commercial/retail combination - Located on the SE corner of West Hallandale Beach Boulevard and SW 56th Avenue	
44.	 2200 N. 30th Road Hollywood, FL 33021 Matthew G. McAllister (561) 901-5216 #16778093	2.59 AC	Y	Y	Y	\$5,600,000	I-1	Includes 9,082 SF building	

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C&W SOUTH FLORIDA INDUSTRIAL TEAM:

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