



FOUNTAIN SQUARE

*CLASS A OFFICE SPACE
WITH SPEC SUITES AVAILABLE*



*2600, 2650, 2700 North Military Trail
Boca Raton, Florida 33431*



HIGHLIGHTS

Property Address 2600, 2650, 2700 North Military Trail
Boca Raton, FL 33431

Asking Rate \$35.00 - \$37.00 NNN

OPEX \$17.94/SF
Includes electric & janitorial

Parking 873 free Surface Spaces are available.
Canopy parking spaces are available.



OFFICE | FOR LEASE

PROPERTY FEATURES

- + Class A office complex consisting of three separate buildings
- + Café providing healthy food choices located in the 2650 building
- + Outdoor eating and lounge area
- + Numerous amenities and restaurants nearby
- + Minutes to I-95 and Florida's Turnpike
- + 0.7 miles from Glades Road



2600 & 2700 are now
Energy Star efficient



[Click Here to View Property Video](#)

COMPLETED RENOVATIONS



New monument Signage



Updated Common Area Corridors



New Outdoor Seating & Canopy Covering



Landscape Refresh



Restroom Upgrades



Conference Facility in 2650 Building



Full Lobby Upgrades

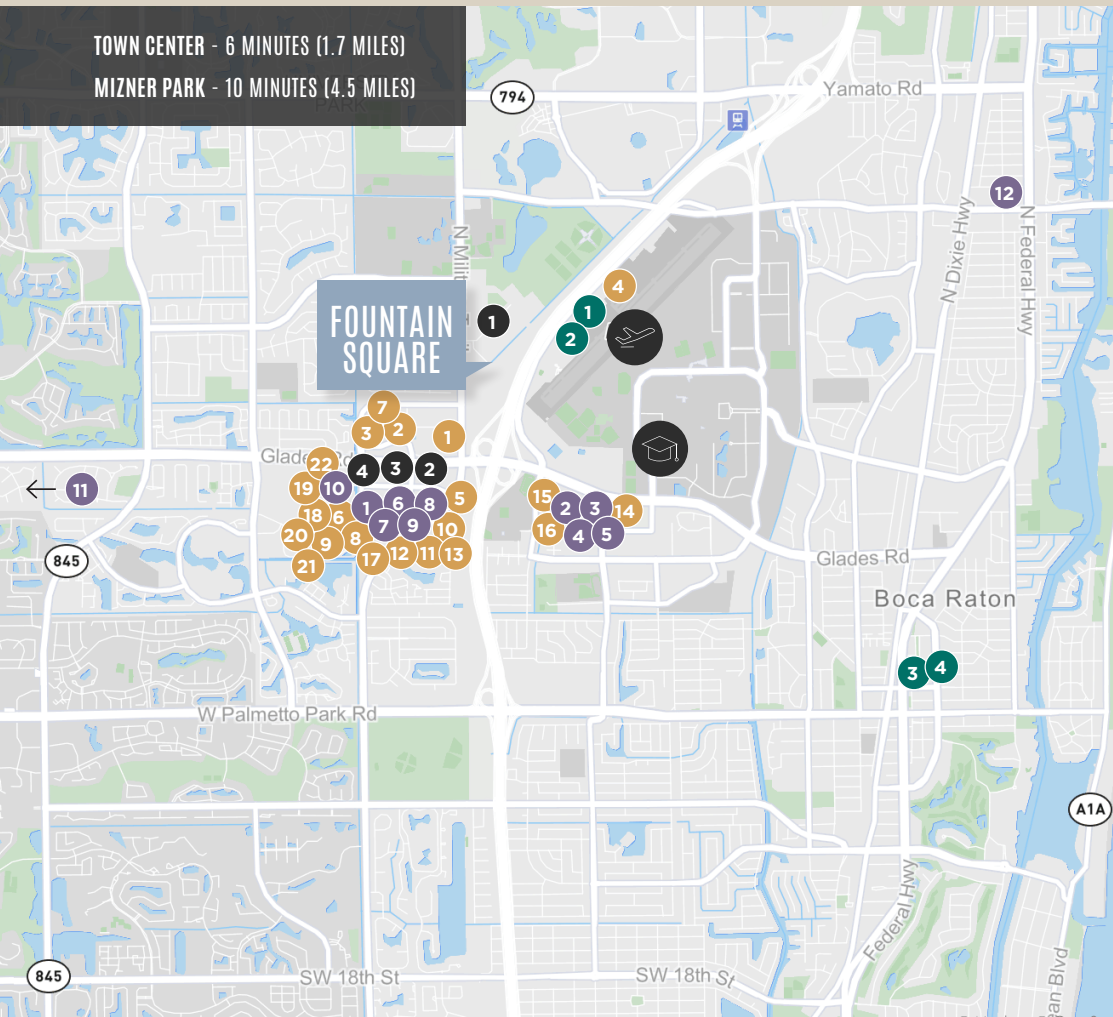


Exterior Accent Paint

Fountain Square is located on Military Trail just north of Glades Road on the west side of I-95.

In addition to the new café providing healthy food choices located in the 2650 building, Fountain Square is located in an area with abundant amounts of amenities including many restaurants, services, banking, entertainment and a short drive to additional shopping and restaurants.

TOWN CENTER - 6 MINUTES (1.7 MILES)
MIZNER PARK - 10 MINUTES (4.5 MILES)



RESTAURANTS

1. Houston's
2. Seasons 52
3. New York Prime
4. Tilted Kilt Pub & Eatery
5. Farmer's Table
6. Abe & Louie's
7. Chipotle
8. Hooters
9. Five Guys
10. Morton's Steakhouse
11. BRIO Tuscan Grille
12. Rocco's Tacos
13. Tap42 Boca
14. J. Alexander's
15. Shake Shack
16. P.F. Chang's
17. Starbucks
18. Grand Lux Cafe
19. The Capital Grille
20. Zinburger
21. California Pizza Kitchen
22. Cheesecake Factory

SHOPPING

1. Town Center at Boca Raton
2. Bed Bath & Beyond
3. Whole Foods
4. Nordstrom's Rack
5. Barnes & Noble
6. Macy's
7. Bloomingdale's
8. Nordstrom Town Center
9. Sax Fifth Avenue
10. Sears
11. Best Buy
12. Publix

BANKS & SERVICES

1. United States Post Office
2. Bank of America
3. Regions Bank
4. Legacy Bank

ENTERTAINMENT

1. Cinemark Palace 20
2. Boomers! Boca Raton
3. iPic Mizner Park
4. Strike10

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IPCapital
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CBRE

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