

 **CITIGROUP
CENTER**
201 S BISCAYNE



AVAILABLE NOVEMBER 2025

**BIG BLOCK. BETTER VALUE.
BIGGER OPPORTUNITY.**

CITIGROUPCENTER.COM



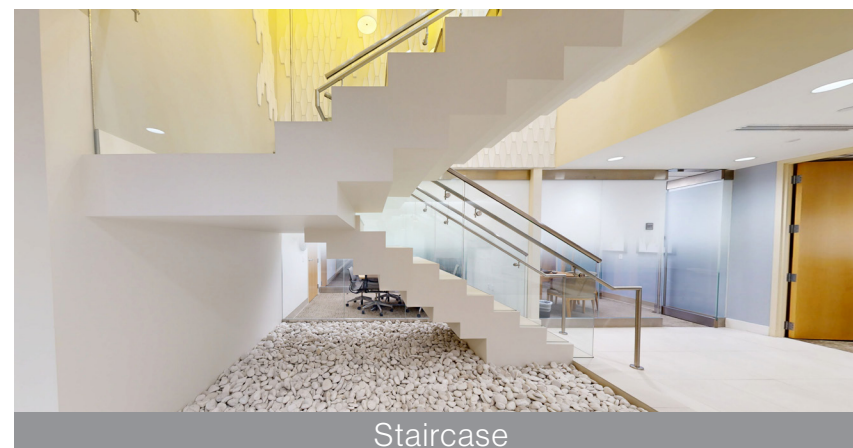
BIG BLOCK OPPORTUNITY

- Up to 49,000 SF Available
- 3rd & 4th Full Floors Combined
- Connecting Interior Staircase
- Premier Class-A Space (Heavily Discounted)

\$55 - \$60/SF RATE



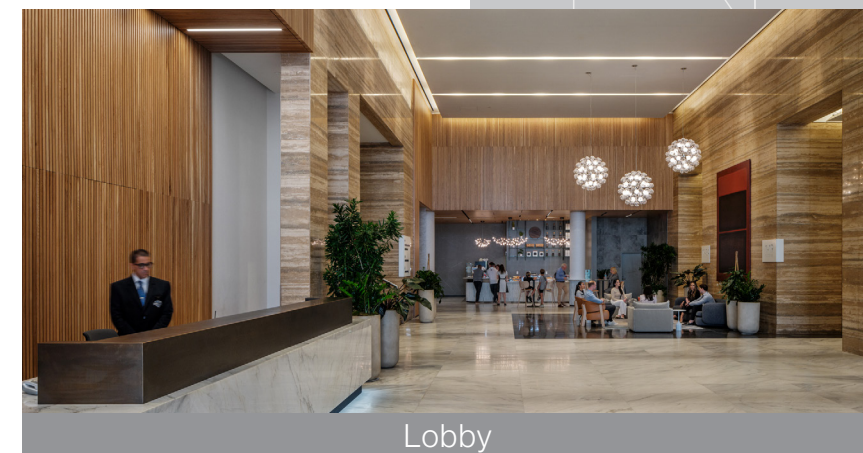
Reception



Staircase



The View



Lobby



Cactus Club Cafe (coming soon)

SUITE HIGHLIGHTS



24,471 SF floor plates



East and north-facing water views



Interior connecting staircase



Monument signage opportunities

BUILDING HIGHLIGHTS



Exclusive access to the Intercontinental Hotel with exclusive discounts on their Hotel Rooms, Fitness and Spa facilities, and Event Space



Dry cleaning



Conference center



Valet services



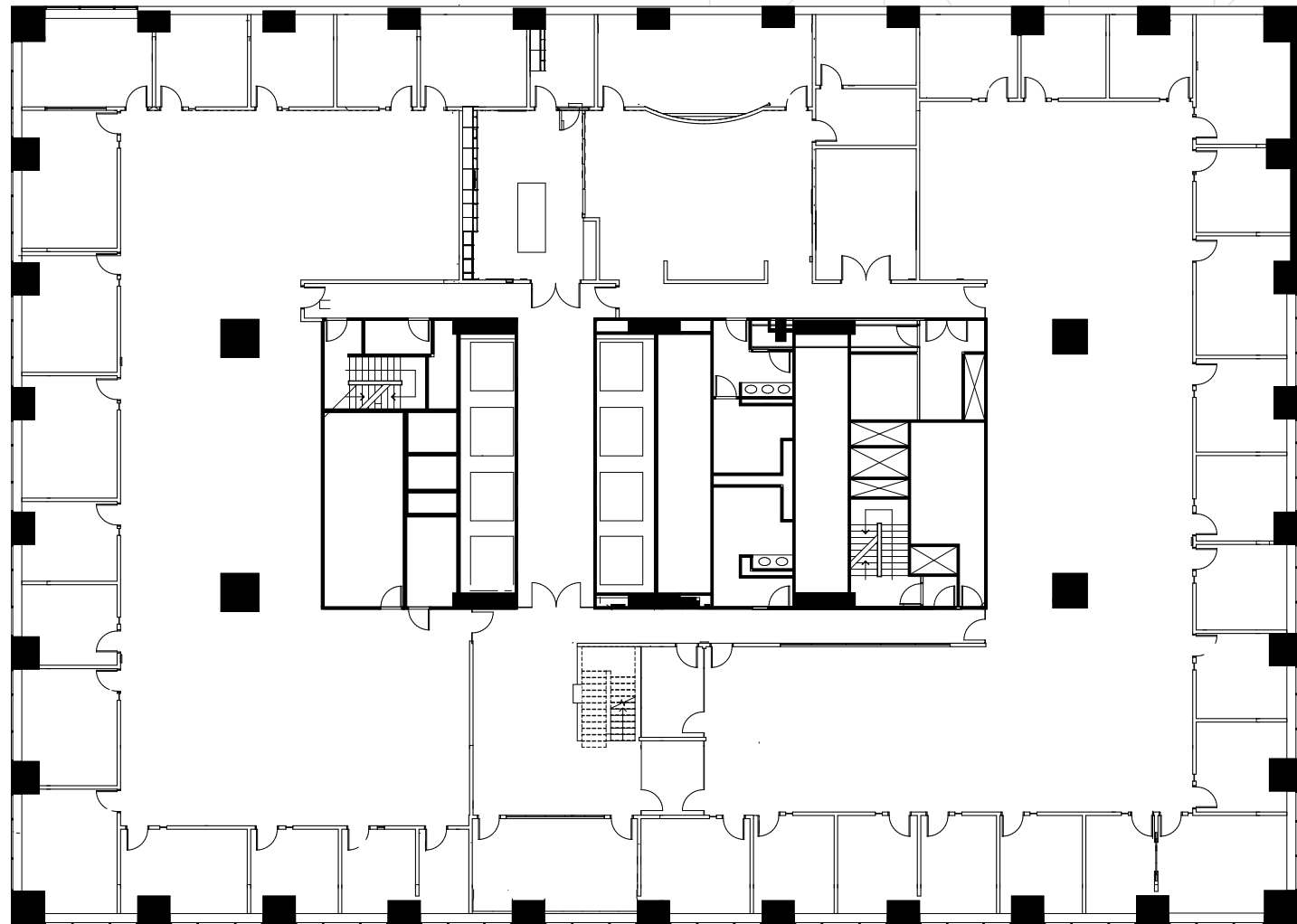
EV charging stations



3RD FLOOR

FLOOR PLAN

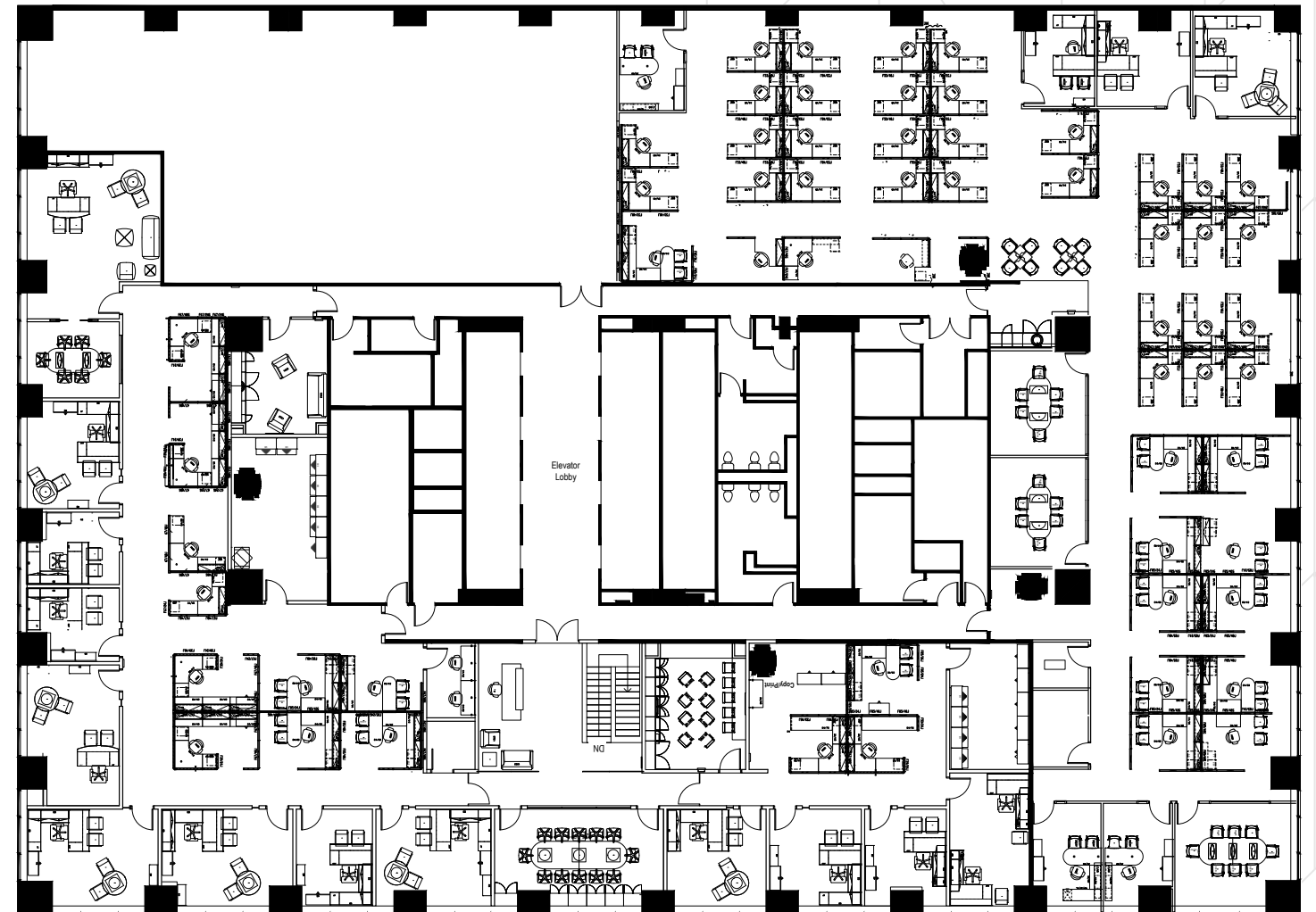
Suite 300 | 24,471 RSF



4TH FLOOR

FLOOR PLAN

Suite 400 | 24,471 RSF





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FOR LEASING INQUIRIES, PLEASE CONTACT

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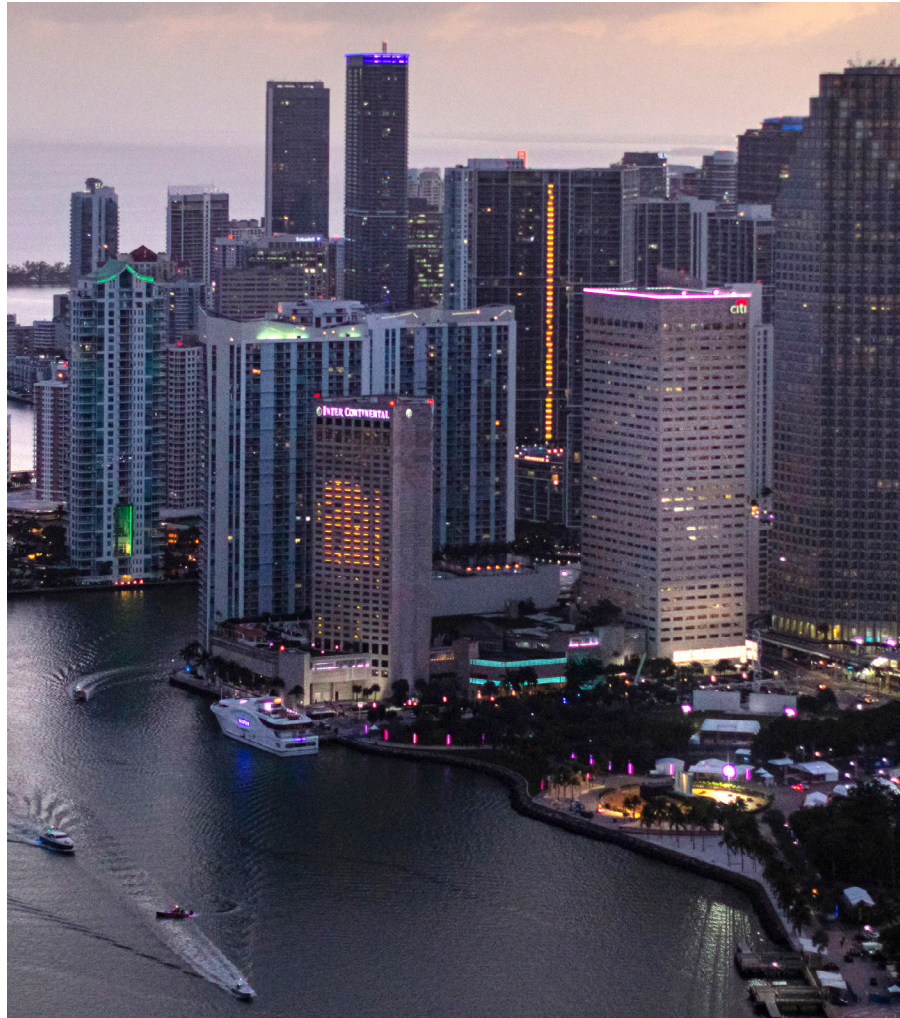
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