

# 12000 BISCAYNE



## SUITE 400

### +/- 2,626 SQUARE FEET

- Modern Suite: Move-In Ready
- Double Entry Doors: conveniently located in the elevator lobby and spacious suite with stunning eastern water views
- Open workspace accommodates 8-10 workstations
- Expansive glass-walled conference room
- Full-Size kitchenette with cabinets, sink, space for a large refrigerator, and table and chairs
- Five window-line offices overlooking Bay Harbour, Sunny Isles, and pristine beaches
- Magnificent Suite Design: modern finishes, natural light, and panoramic views
- Full-Service Lease Rate: \$45 PSF

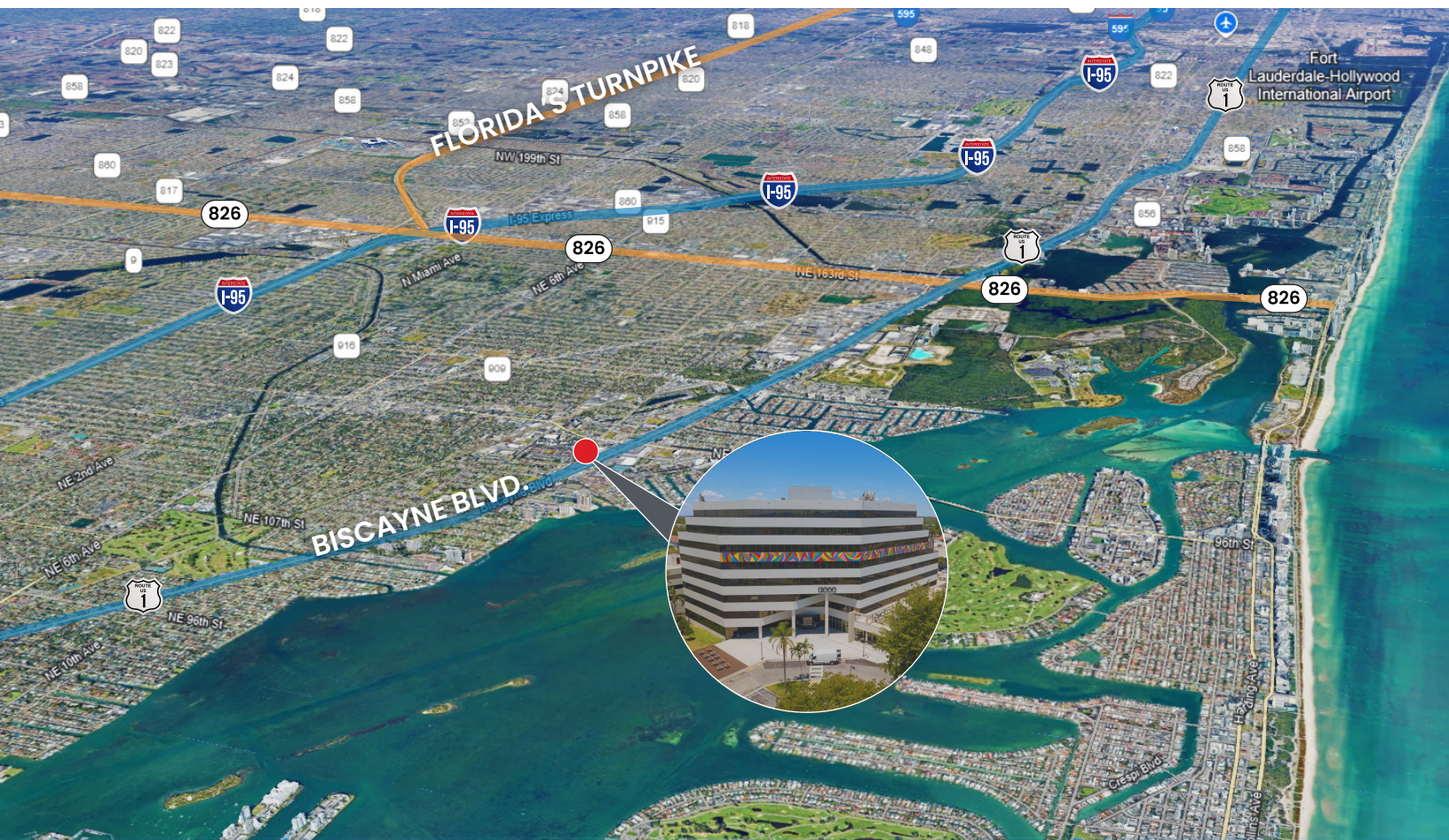
**VIRTUAL TOUR  
SUITE 400  
SCAN HERE**



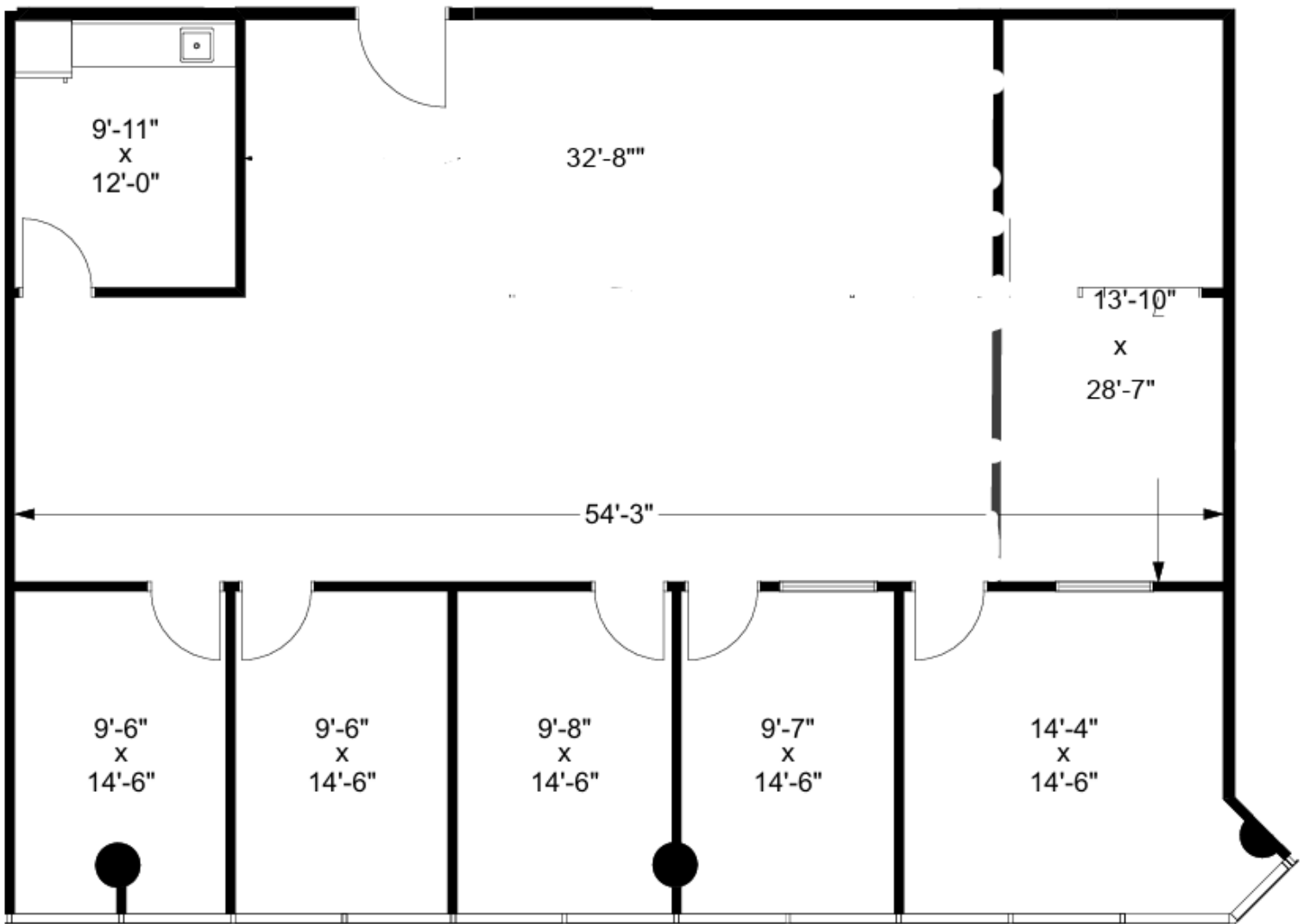
**TOUR. CLICK. LEASE.**

# 12000 BISCAYNE FEATURES

- 12000 Biscayne's high-end retail center with Starbucks plus drive-through and outdoor seating, America's Best Contacts & Eyeglasses, Nail Studio Spa, Sydney Sher Dental, and Bocatto Restaurant with outdoor seating.
- 12000 Biscayne Lobby - JetSet Modern Pilates, QC Kinetix, and more services opening soon.
- Conveniently located on the edge of mid-town Miami, just across the bridge to Bal Harbour, Sunny Isles, and Biscayne Bay and close to Aventura/ easy access to Miami's Design District and surrounding areas of Miami-Dade Broward Counties.
- 12000 Biscayne Retail Center connected to the new and magnificent office building lobby with digital tenant directory.
- Adjacent multi-level private attached parking garage with direct and convenient access; controlled tenant/employee parking included in the full-service rental rate; ample visitor-paid parking.
- Tenant-employee lounge common area.
- Move-in ready Class A office suites available.
- Opportunity to custom-design and stylize your office suite.
- Office suites with panoramic water and city views, private balconies, private restrooms, kitchenettes, and additional side private office entry doors.
- Full-service rental rates include weekday janitorial and tenant/employee parking.



# SUITE 400



**+/- 2,626 SQUARE FEET**

*The floor plan and dimensions are representational and shall not be relied upon.*

**SAVITAR**

SAVITAR PROPERTIES, INC.

Cynthia Hershkovich, Licensed Real Estate Broker

Office 954.979.6730

Cell 305.697.9390