



# PLANTATION WALK OFFICES

261 N. UNIVERSITY DRIVE, PLANTATION, FL 33324



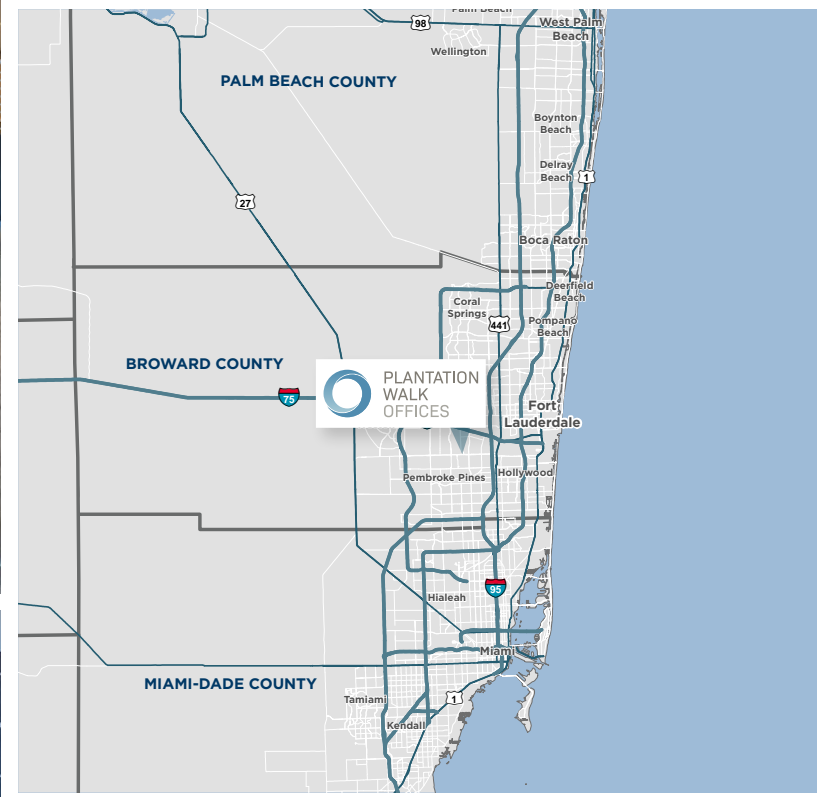
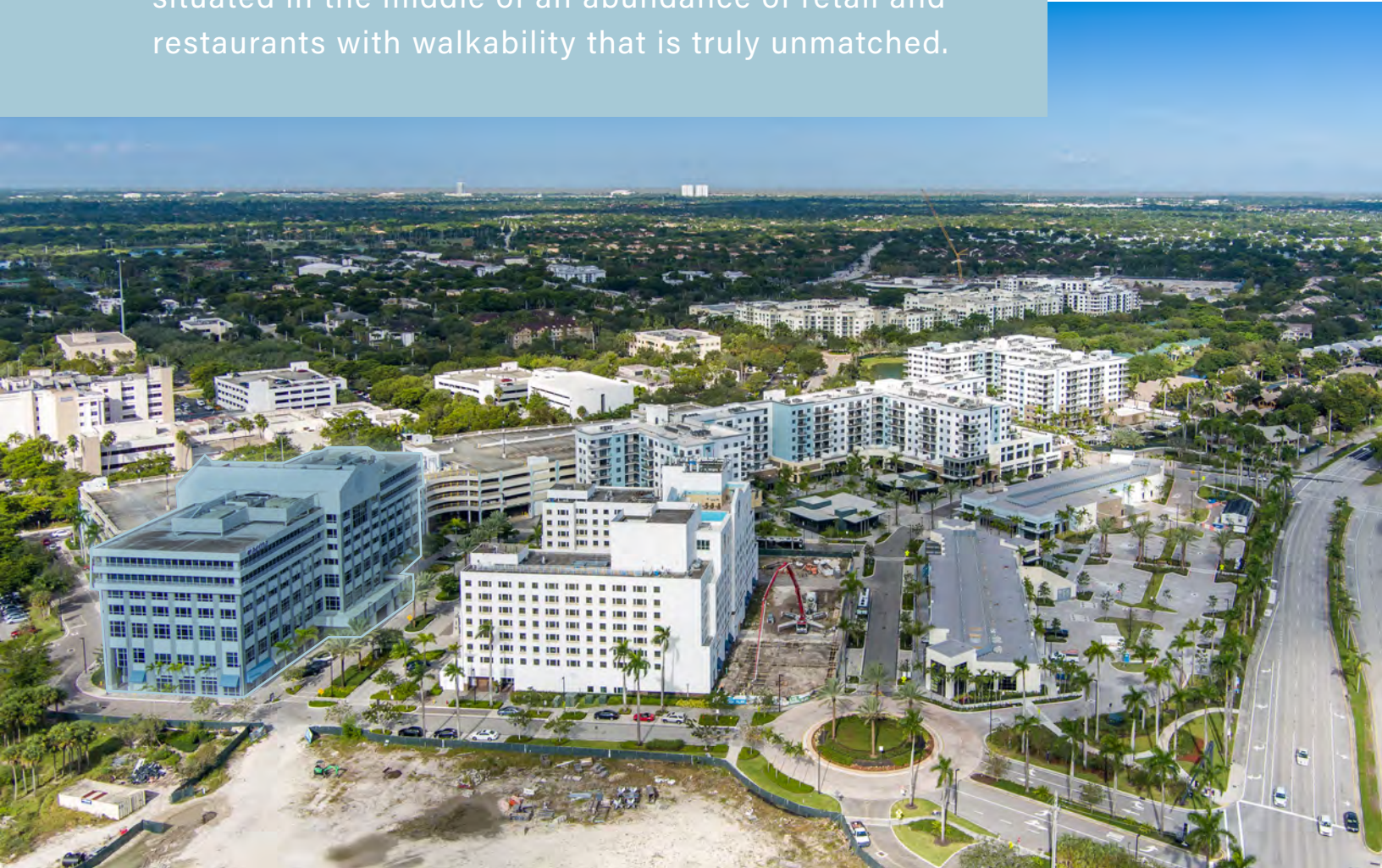
OFFICE SPACE FOR LEASE



**CUSHMAN &  
WAKEFIELD**

# PROPERTY HIGHLIGHTS

Plantation Walk Offices is within the Plantation Midtown Business District, an area designated as the Town Center by the City of Plantation. Midtown has evolved from a traditional suburban business complex to a mixed-use live, work, and play city center perfect for corporate users. Plantation Walk Offices is situated in the middle of an abundance of retail and restaurants with walkability that is truly unmatched.



- Hurricane impact windows
- Efficient center-core floor plate
- Attached structured parking - 5:1000 parking
- Floor to ceiling glass on some floors
- 12' ceiling heights on some floors
- Multiple points of ingress/egress
- 2,000 kw diesel generator
- Walk to retail
- Strategically positioned with 91% of South Florida's population within a 60-minute drive
- Unmatched accessibility: Just 2 miles from I-595 and Florida's Turnpike, 5 miles from I-95, and 10 miles from both Downtown Fort Lauderdale and Fort Lauderdale-Hollywood International Airport
- On-site 262 room Sheraton, full-service hotel
- 420-unit luxury apartment development on-site (The Rise at Plantation Walk)
- \$15 million transformative renovation
- Full elevator modernization with updated cabs

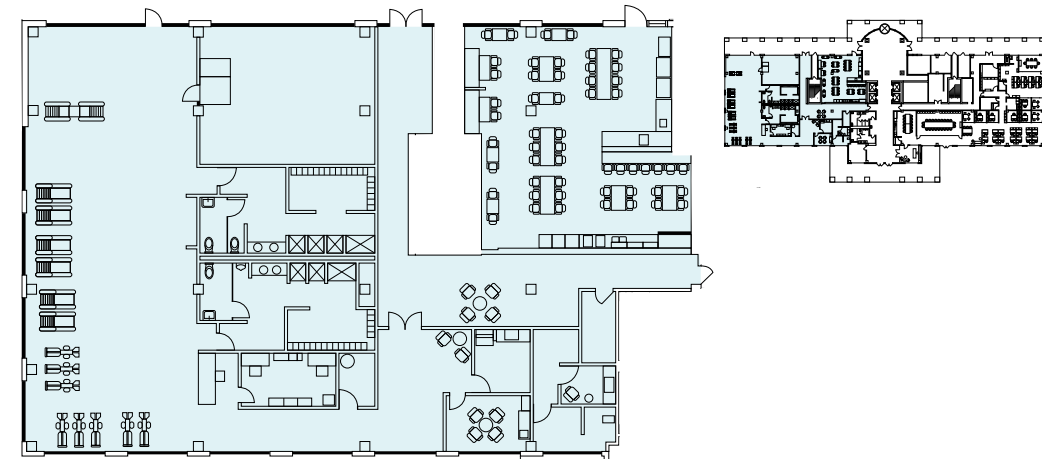
# SITE PLAN



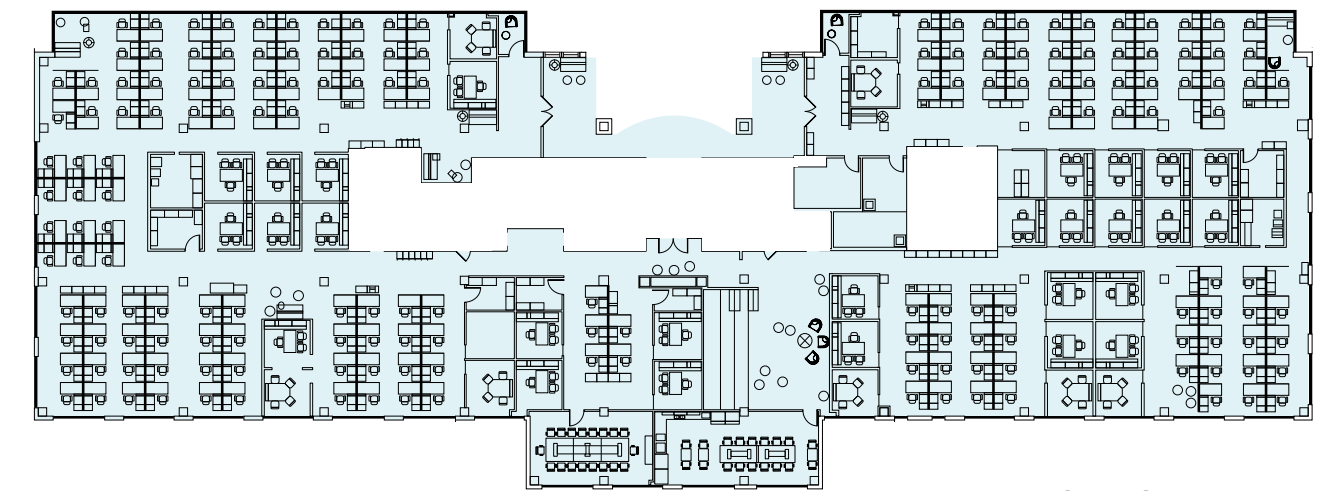
# AVAILABILITIES

Plantation Walk  
33,145 SF Available

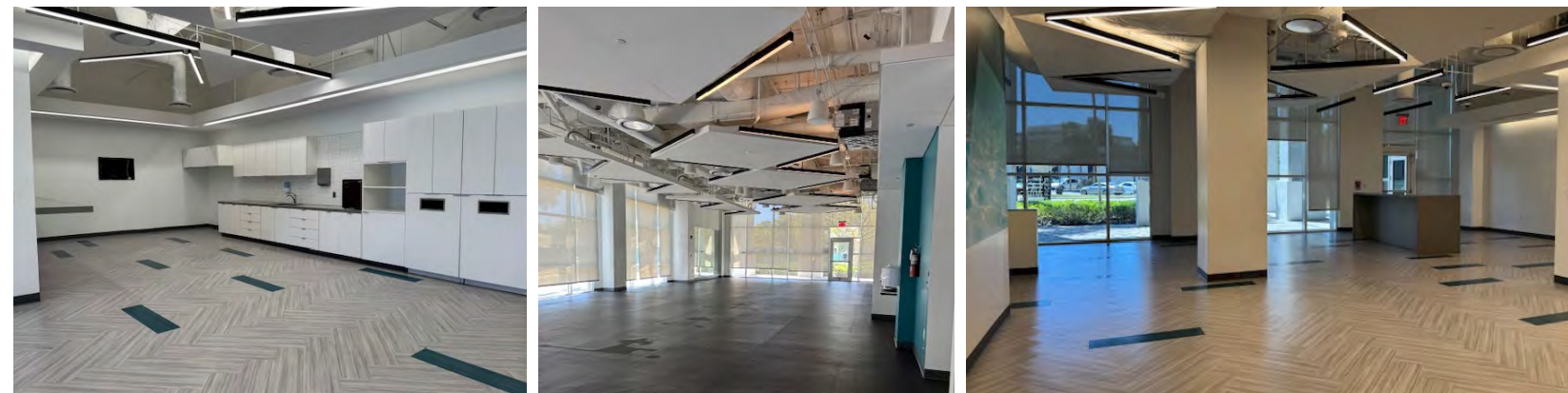
1st FLOOR - 9,832 SF



2nd FLOOR - 23,313 SF

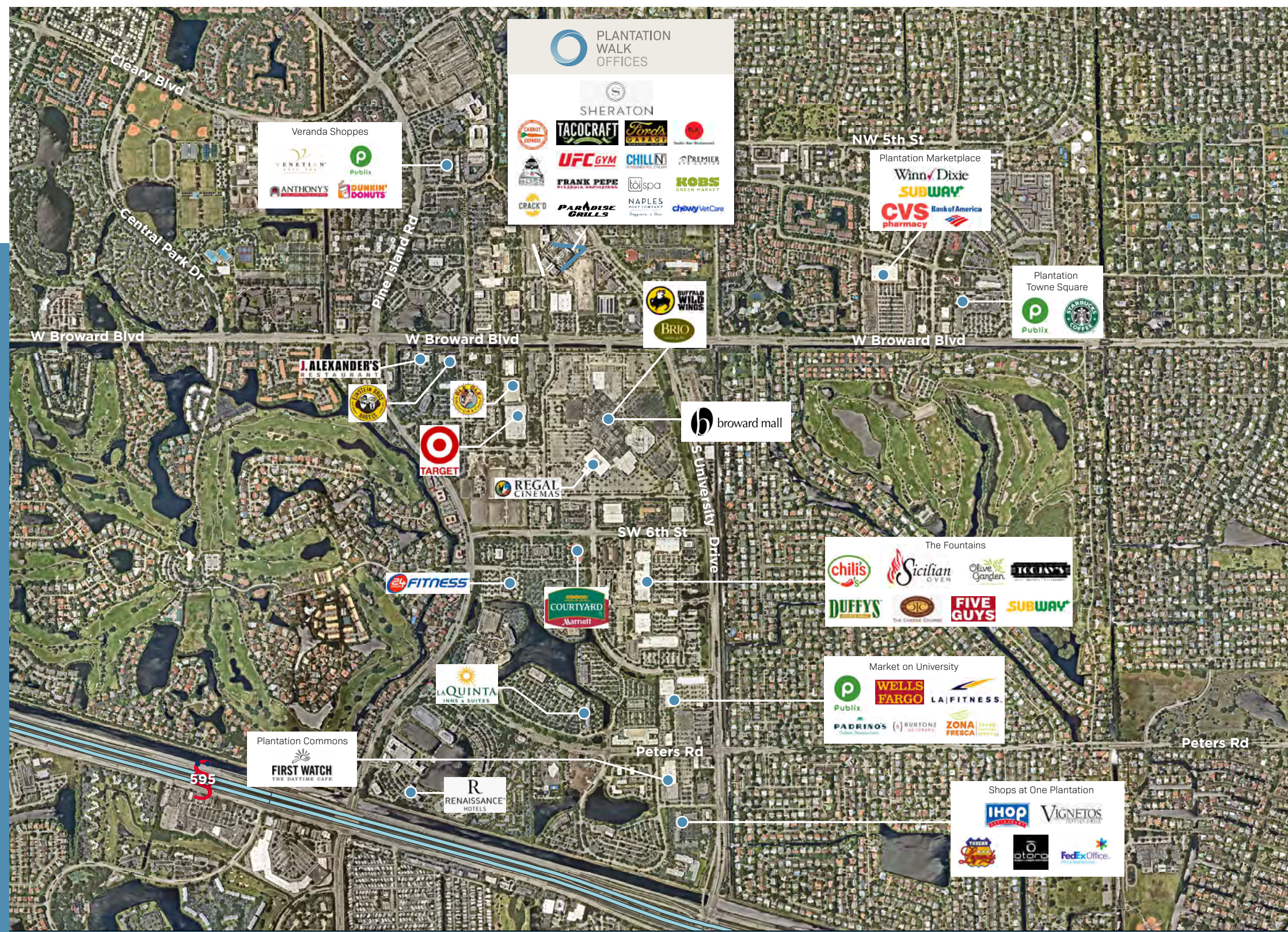


Floorplans are contiguous



# AREA AMENITIES

## ABUNDANCE OF ON-SITE WALKABLE RETAIL





# PLANTATION WALK OFFICES



For More Information, Please Contact:

**Travis Herring | Executive Director**  
+1 954 377 0488  
travis.herring@cushwake.com

**Katherine Ridgway | Senior Director**  
+1 954 377 0468  
katherine.ridgway@cushwake.com



515 East Las Olas Blvd, Suite 900  
Fort Lauderdale, FL 33301  
+1 954 771 0800