

**REDUCED PRICE:  
RARE FOR LEASE OR SALE  
UNIT AT UNIVERSITY PLACE**



**Office**

# University Place

**For More Information**

**Edward Schmidt, CCIM, SIOR**  
+1 305 389 3837  
eschmidt@naimiami.com

## **OFFICE FOR SALE OR LEASE**

5220 South University Drive, Suite 107C | Davie, FL 33328

Total Available: **743 SF**  
Lease Rate & Type: **\$35.00 PSF, Net of Electric and Janitorial**  
Asking Sale Price: **\$425,000.00**

For more listings visit: [naimia-ftl.com/properties](http://naimia-ftl.com/properties)

**NAI** Miami  
Fort Lauderdale

# University Place

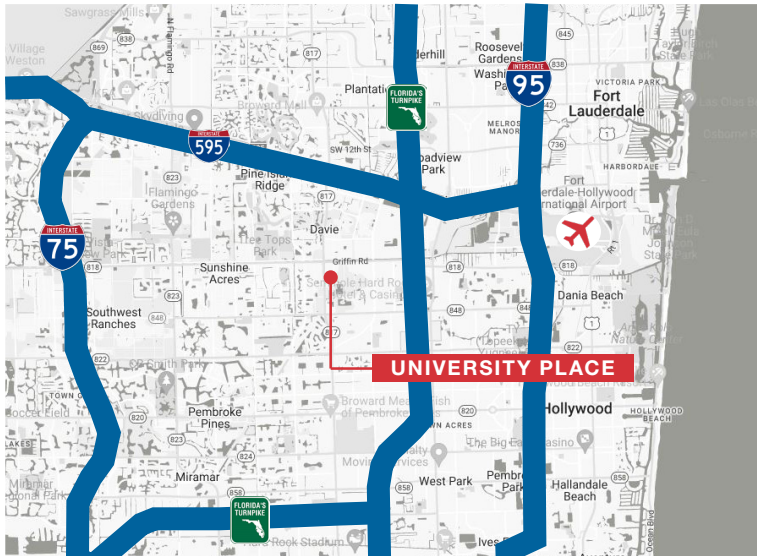
5220 South University Drive, Suite 107C | Davie, FL 33328

## Property Features

- 743 SF available
- Direct access from parking lot
- Private bath inside unit
- Kitchenette
- Ready for immediate occupancy

## Location Features

- Close to Florida's Turnpike with easy access to I-95 and I-75
- Easy access to Fort Lauderdale-Hollywood International Airport



## Demographics



RADIUS



TOTAL POPULATION



AVERAGE HH INCOME

1 Mile

10,733

\$117,257

3 Miles

124,005

\$106,340

5 Miles

359,735

\$104,754



TRAFFIC COUNT -  
S UNIVERSITY DR

52,000 Vehicles Per Day

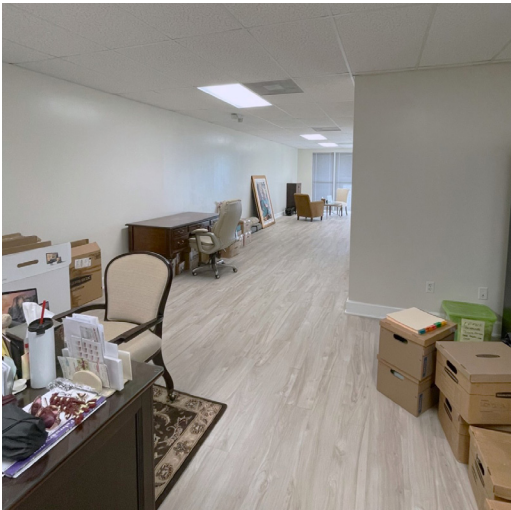
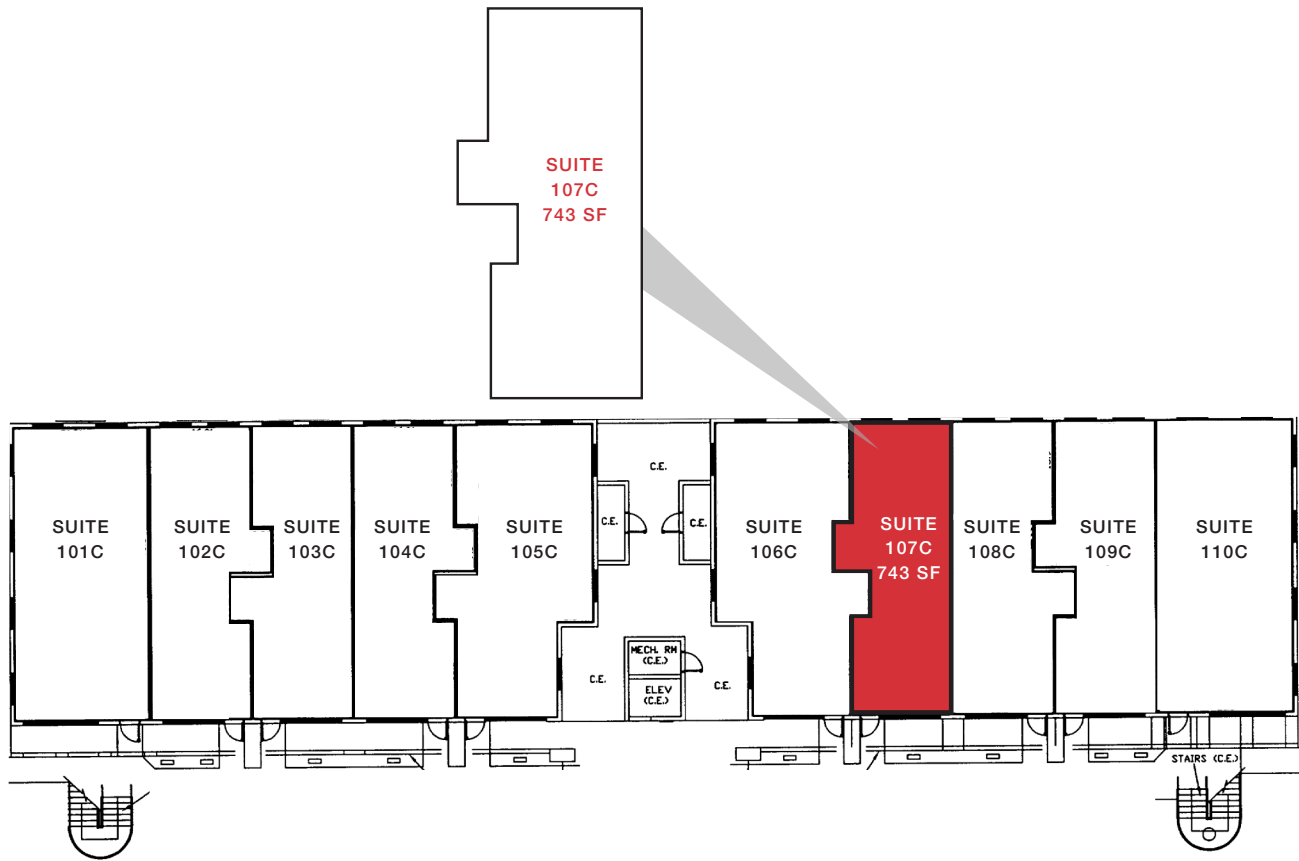


DISTANCE TO FLL  
INTERNATIONAL AIRPORT

± 9.4 Miles

# Floor Plan

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📍 9655 South Dixie Highway, Suite 300, Miami, FL 33156

📞 +1 305 938 4000

🌐 naimia-ftl.com

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