



NEWLY RENOVATED LOBBY & COMMON AREAS



CLOSE PROXIMITY TO I-595



STRUCTURED PARKING

# Lakeside Office Center

600 NORTH PINE ISLAND ROAD  
PLANTATION, FL 33324

# LAKESIDE OFFICE CENTER

Lakeside Office Center consists of 134,443 square feet of Class A Office space. The office building is situated in one of South Florida’s most desirable office and residential submarkets.

The building is located on a beautifully landscaped, 12.43 acre parcel with lake frontage. Newly renovated lobby and common areas, and the building’s architecturally unique and distinctive design is comprised of modern winged edges and intertwining glass and stone, while accentuated with a two-story glass atrium lobby.

The two-story glass atrium is accented by a balcony which surrounds the exterior portion of the lobby and features generous amounts of natural light on one side and lake views on the other. Newly constructed parking garage provides covered parking.



## AVAILABLE SPACE

SUITE	RSF	NOTES
100	9,448	AVAILABLE 1/1/23
173	2,277	AVAILABLE 11/1/22
225	2,502	GORGEOUS LAKE VIEWS
230	3,700	
260	6,412	OPEN LAYOUT
225/230/260	12,614	CONTIGUOUS 12,614 R.S.F
330	2,944	AVAILABLE 11/1/22
340	2,359	AVAILABLE 9/1/22
360	2,939	CORNER SUITE WITH LAKE VIEWS
370	3,880	CORNER SUITE WITH LAKE VIEWS
450	13,659	DIVISIBLE



EXCEPTIONAL AMENITIES & ACCESS



KEY FEATURES

 <p>NEW CONFERENCE CENTER</p>	 <p>4:1,000 S.F PARKING RATIO COVERED AND UNCOVERED</p>	 <p>EFFICIENT FLOOR PLATES</p>	 <p>15 MINUTES TO FLL AIRPORT</p>	 <p>BEAUTIFUL OUTDOOR SEATING AREA WITH LAKE VIEW OF 12.34 ACRE PARCEL</p>
---	--	---	--	---

# SPECIFICATIONS

## Property Highlights

- Common conference center
- New exterior upgrades to entrance
- Newly renovated lobby and common areas
- 4:1,000 s.f. parking ratio
- New Structured parking
- Fiber optics and Comcast available
- Loading Dock
- On-site security and property management
- Beautiful lake views with lush tropical landscaping

## Location Description

- Adjacent to The Veranda Shoppes including restaurants, banking and retail, and new upscale multifamily residences
- Convenient to public transportation, including county and community bus service
- Close proximity to all major highways via I-595
- 15 minutes to Fort Lauderdale/Hollywood International Airport



### RATES

\* \$24.00 P.S.F., NNN

\* \$13.52 P.S.F. OPERATING EXPENSES

[WWW.LAKESIDEOFFICECENTER.COM](http://WWW.LAKESIDEOFFICECENTER.COM)

## Leasing Information

Sandra Andersen  
+954.385.0000  
sandersen@comreal.com



LICENSED REAL ESTATE BROKER

3050 UNIVERSAL BLVD. | WESTON, FL 33331 | [WWW.COMREALFTL.COM](http://WWW.COMREALFTL.COM)



About Brookwood Financial Partners, LLC—Brookwood is a nationally-recognized private equity investment firm that specializes in acquiring and managing value-add commercial real estate and related operating businesses on behalf of a select group of institutional investors, family offices and high net worth individuals. Since its founding in 1993, Brookwood has raised over \$810 million of equity to acquire a portfolio of 199 commercial real estate and convenience store properties, with a realized and unrealized value in excess of \$2.2 billion. The portfolio has spanned multiple asset classes, geographical markets and industries across the United States.  
[brookwoodfinancial.com](http://brookwoodfinancial.com)

