

# FOR LEASE

## 3-STORY 30,000 SF OFFICE BUILDING

PLANTATION, FL



**6950 Cypress Road, Plantation, FL 33317**

- ◆ 3-story 30,000 SF office building
- ◆ Move in condition; suites from 500 - 3,200 SF
- ◆ Professional or medical space available
- ◆ Aggressive lease rates; incentives available
- ◆ Separately metered space for 24/7 control of air conditioning
- ◆ Building in close proximity to Plantation City Hall and Starbucks
- ◆ On site banking
- ◆ Ground floor space with direct access available

ROWLEY GROUP, LLC

5900 N ANDREWS AVE.  
SUITE 626  
FT. LAUDERDALE  
FLORIDA 33309

ROWLEYGROUP.NET

**ROWLEY**  
GROUP

**954-938-1804**

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# 6950 Cypress Road Fact Sheet

**PROPERTY:** 6950 Cypress Road  
Plantation, FL 33317

**YEAR BUILT:** 1989

**SIZE:** 30,740 sf

**FLOORS:** Three

**RATE:** \$18.00 PSF Modified Gross over 1,000 sf  
\$20.00 PSF Modified Gross under 1,000 sf  
\$25.00 PSF Full Service (Bank)

**OPERATING EXPENSES:** Included

**PARKING RATIO:** 5/1000

AVAILABLE SPACES:	Suite	Floor	RSF	
	Bank	1st	3,645	<i>with two drive-thru's</i>
	104	1st	1,117	<i>(direct access)</i>
	208-01	2nd	650	
	208-04	2nd	468	
	208-05	2nd	854	
	211	2nd	620	
	208-12	2nd	657	
	206	2nd	3,000	
	312	3rd	3,200	<i>(Private terrace &amp; vaulted ceiling)</i>

