



**SAWGRASS**  
TECHNOLOGY PARK

**New Ownership**  
*Renovations Underway*



A 56 Acre Campus-style 515,000 SF Office Park in the Sawgrass Submarket of Broward

**BRIDGE**  
**COMMERCIAL**  
**REAL ESTATE**

1601-1649 NW 136th Ave.  
Sunrise, FL 33323

 **CUSHMAN & WAKEFIELD**



*Coming in 2019*



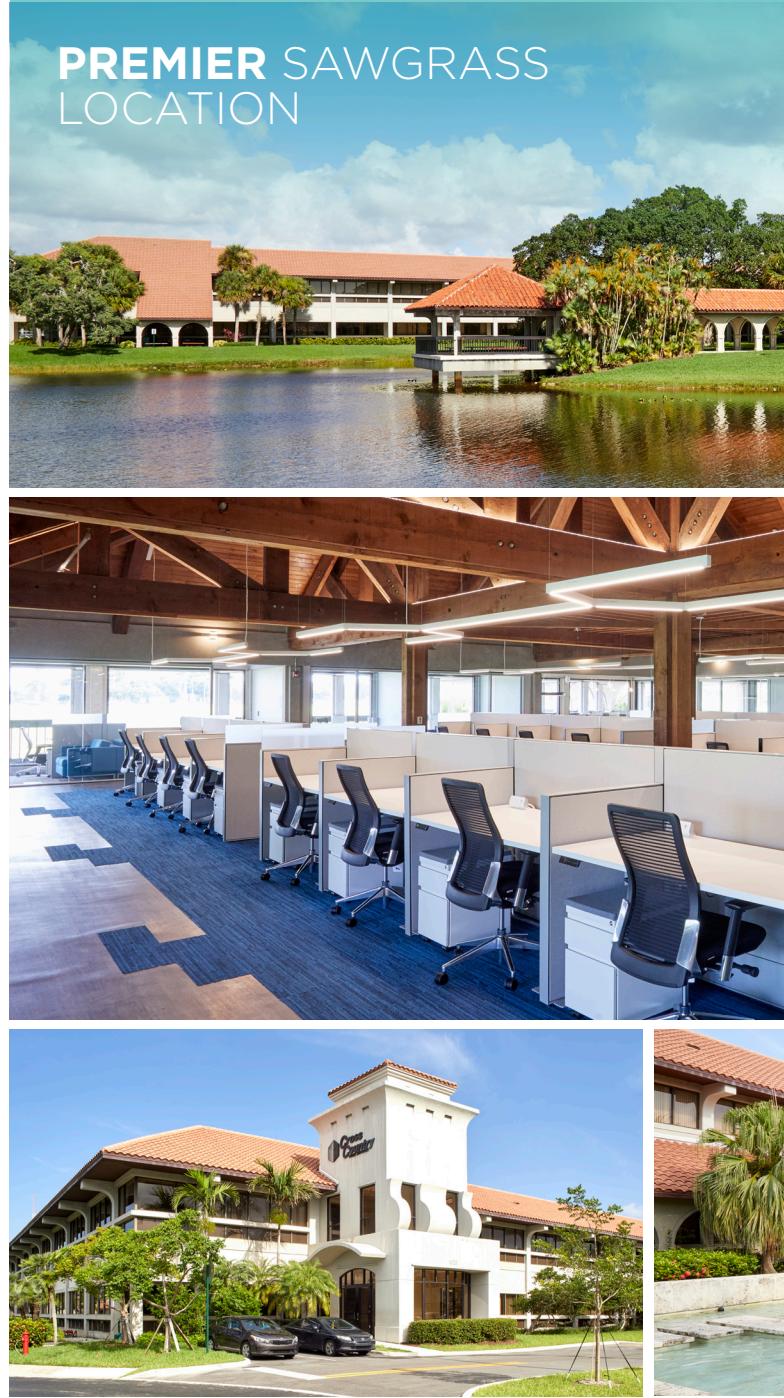
**State-of-the-Art  
Fitness Center**



**Modern  
Café**



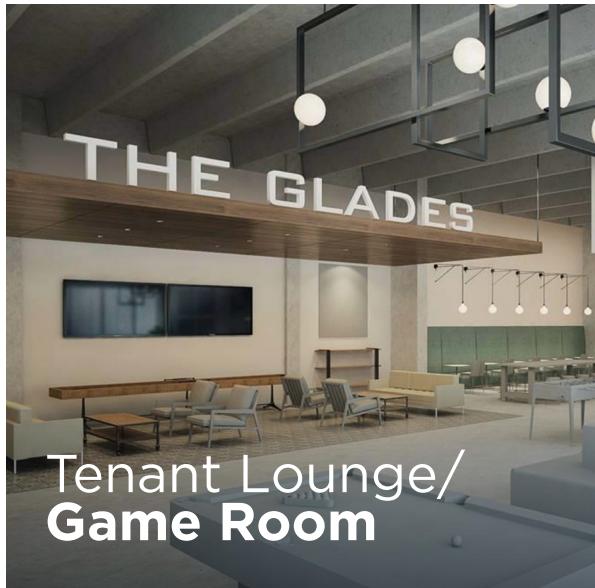
**Tenant Lounge/  
Game Room**



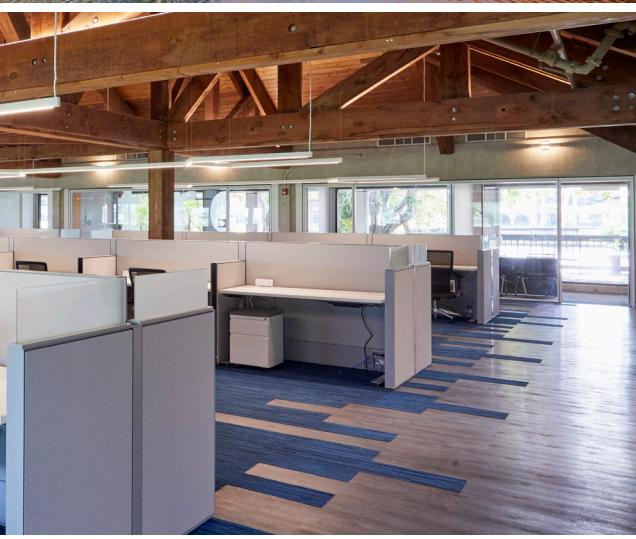
**NEW TENANT AMENITY**



**Modern  
Café**



**Tenant Lounge/  
Game Room**



## PROPERTY FEATURES

- New Ownership
- Up to 65,000 SF available
- Located in one of Broward County's premier suburban office parks
- Excellent access to the Sawgrass Expressway, I-75, I-595, and the entire Tri-County area
- Within close proximity to the Sawgrass Mills Mall, BB&T Center, numerous restaurants, and other retail amenities
- Separately metered electric providing 24/7 tenant controlled HVAC
- Ample parking
- Dual feeds providing excessive and redundant power

## CENTER **COMING IN 2020**



**State-of-the-Art  
Fitness Center**

# LOCATION



**SAWGRASS**  
TECHNOLOGY PARK



For more information, please contact:



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