Museum Plaza Fort Lauderdale Unit 201

Sale or Lease

200 S Andrews Ave, Fort Lauderdale, FL 33301

Presented By:
1 on 1 Real Estate

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Unit Details

Discover a unique opportunity on the second floor of Museum Plaza on Las Olas, 200 S Andrews Avenue – a Class A office space in the vibrant heart of Downtown Fort Lauderdale, Florida. Perfectly positioned in the city's financial district, just a block from Las Olas Blvd, adjacent to Broward County Government, the local library, and the art museum, it's also close to local and federal courthouses, and FAU and Broward College campuses.

This 11-story building offers interior spaces flooded with natural light through expansive windows and features an impressive double-height lobby with elegant granite and marble finishes, and recently upgraded elevators.

Convenient amenities include a municipal parking garage with EV charging stations and a unique rooftop helicopter pad next door.

Available for lease or purchase (lease with an option to buy will be considered). the unit offers private offices with floor to ceiling windows along the sides of the unit and an open space with wood like floors in the center. This space is ideal for law firms, accounting offices, or other professional entities, including light medical use. It includes 10 offices and one conference room.

This unit has 3 access doors and WI-FI access to CAT 5 & 6 as well as optic-fiber.

An unmatched opportunity in downtown Fort Lauderdale.

Sales Price: $1,800,000 Lease $24/SqFt/Yr

- Lease Option may be considered
- Unit 201 Virtual Tour: https://vrtourhosts.com/listing/65948
- Car Charging stations in covered garage
- Excellent Location
- 24 Hr Security

View the full listing here: https://www.loopnet.com/Listing/200-S-Andrews-Ave-Fort-Lauderdale-FL/28628273/

Property

Total Building Size:	182,003 SF
Property Type:	Office
Property Subtype:	Medical
Sale Type:	Owner User
Building Class:	A
Floors:	11
Typical Floor Size:	16,048 SF
Year Built:	1986
Lot Size:	1.34 AC
Walk Score ®:	92 (Walker's Paradise)
Score ®:	59 (Good Transit)

Unit

Price Sale / Lease:	$1,800,000 / $24 SqFt/Yr
Unit Size:	5,675 SF
Ocuppancy:	Vacant
Floor:	Second / Mezzanine
Unit:	5,675 SF
Condo Area:	Office
Use:	3
Parking Spaces:	

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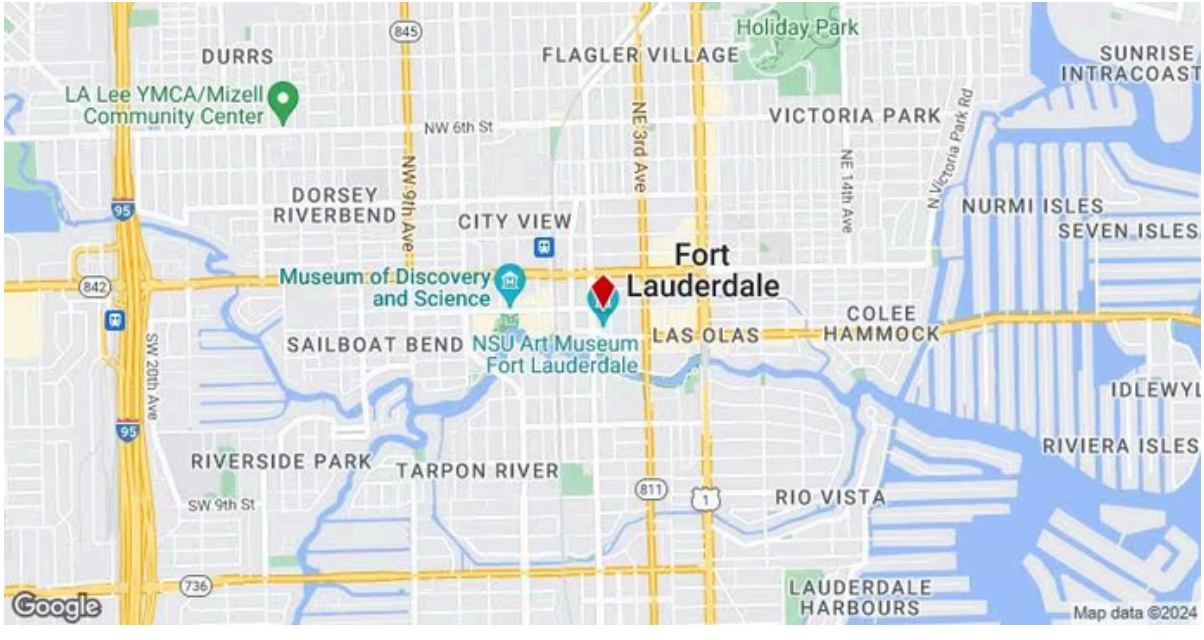
Location



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Property Photos

Museum Plaza Building

Museum Plaza Courtyard

Museum Plaza Courtyard

Building Entrance

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Lobby Photos

Building Lobby

Elevators

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Unit 201 Photos

Unit Entrance

Unit Mezzanine Entrance

Unit Reception Area

Unit Reception Area

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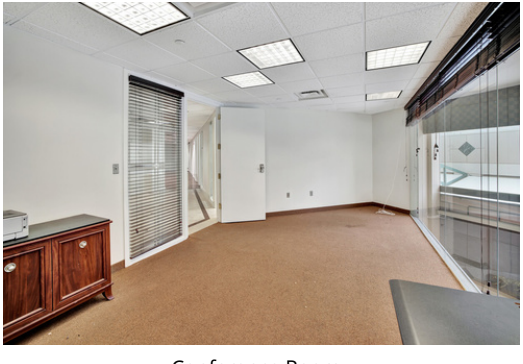
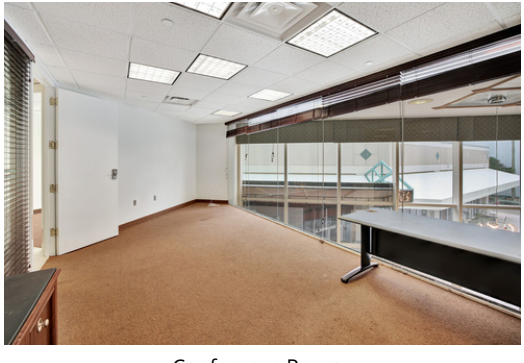
Unit 201 Photos

Unit Reception

Conference Room



Conference Room



Conference Room

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Unit 201 Photos

Sample Office

Sample Office

Open Space

Open Space

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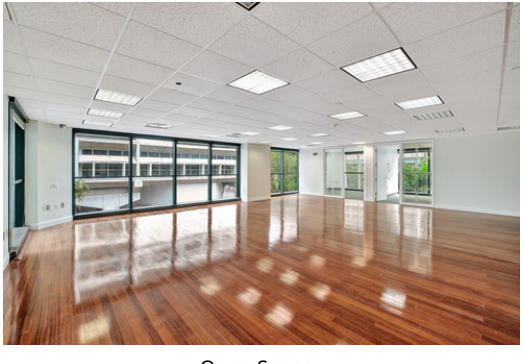

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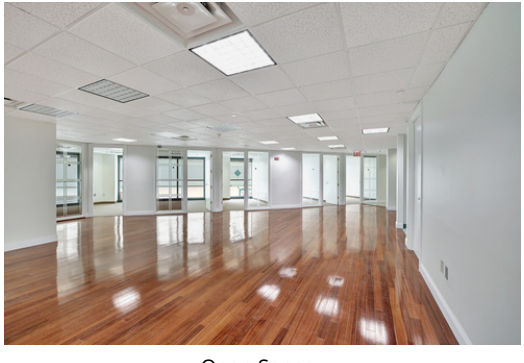

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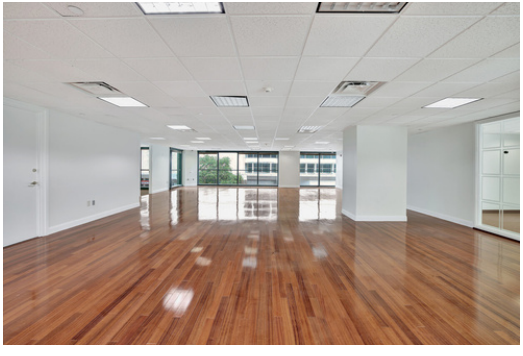

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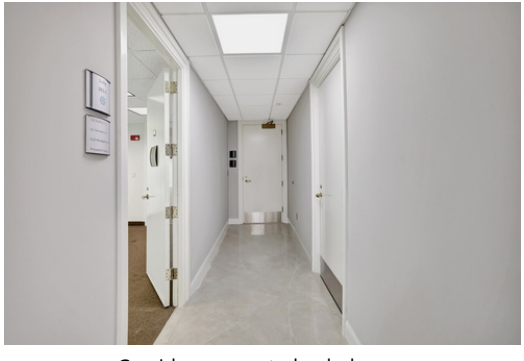

Corridor access to back doors

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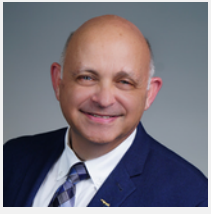

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