



**CYPRESS**  
CORPORATE CENTER

NEWLY RENOVATED



1901 W. Cypress Creek Road  
Fort Lauderdale, FL

**FOR LEASE**

[www.cypresscorporatecenter.com](http://www.cypresscorporatecenter.com)



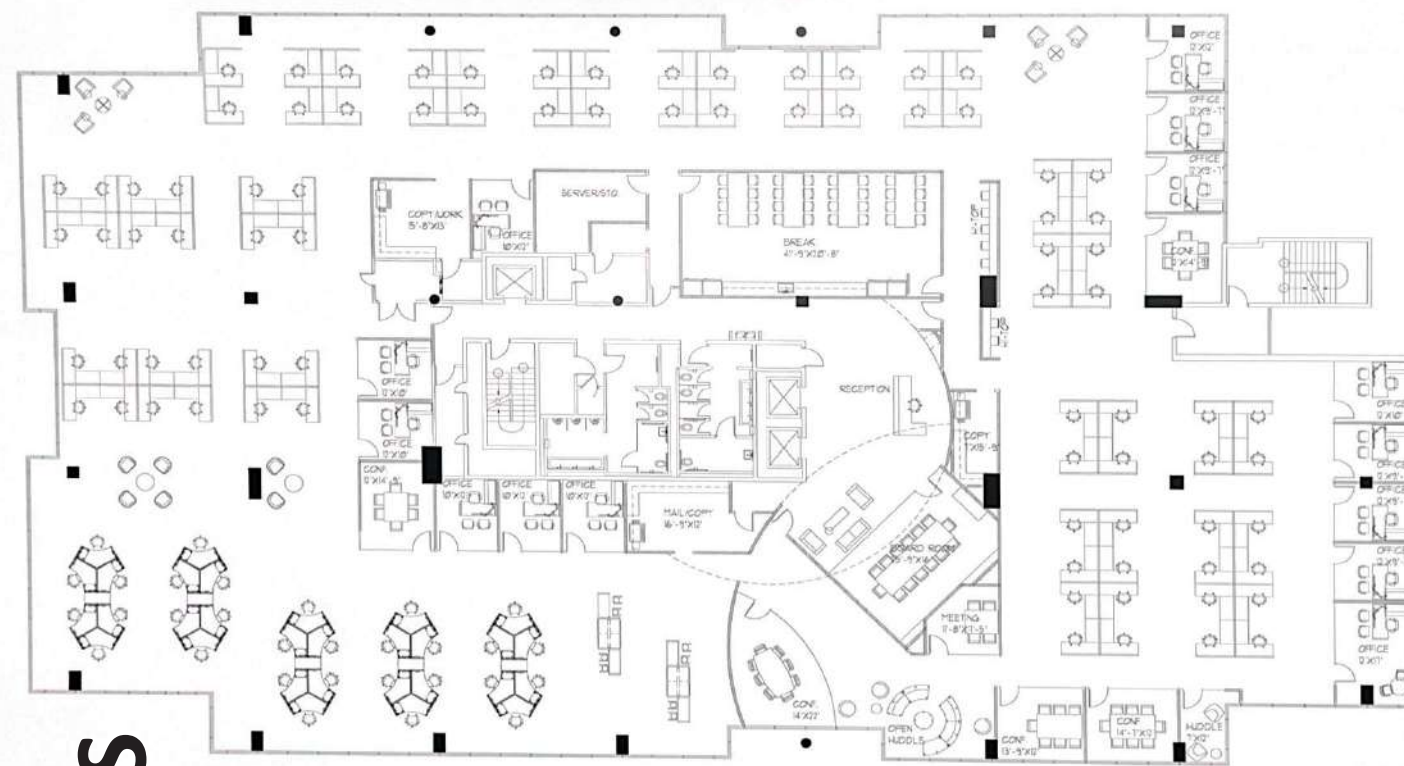
**UNIT**  
**502**

9,906 SqFt.

VIRTUALLY STAGED

VIRTUALLY STAGED

Class "A" office space at Cypress Executive Center, a 6-story office building.



**UNIT**  
**PLANS**

## PROPERTY HIGHLIGHTS

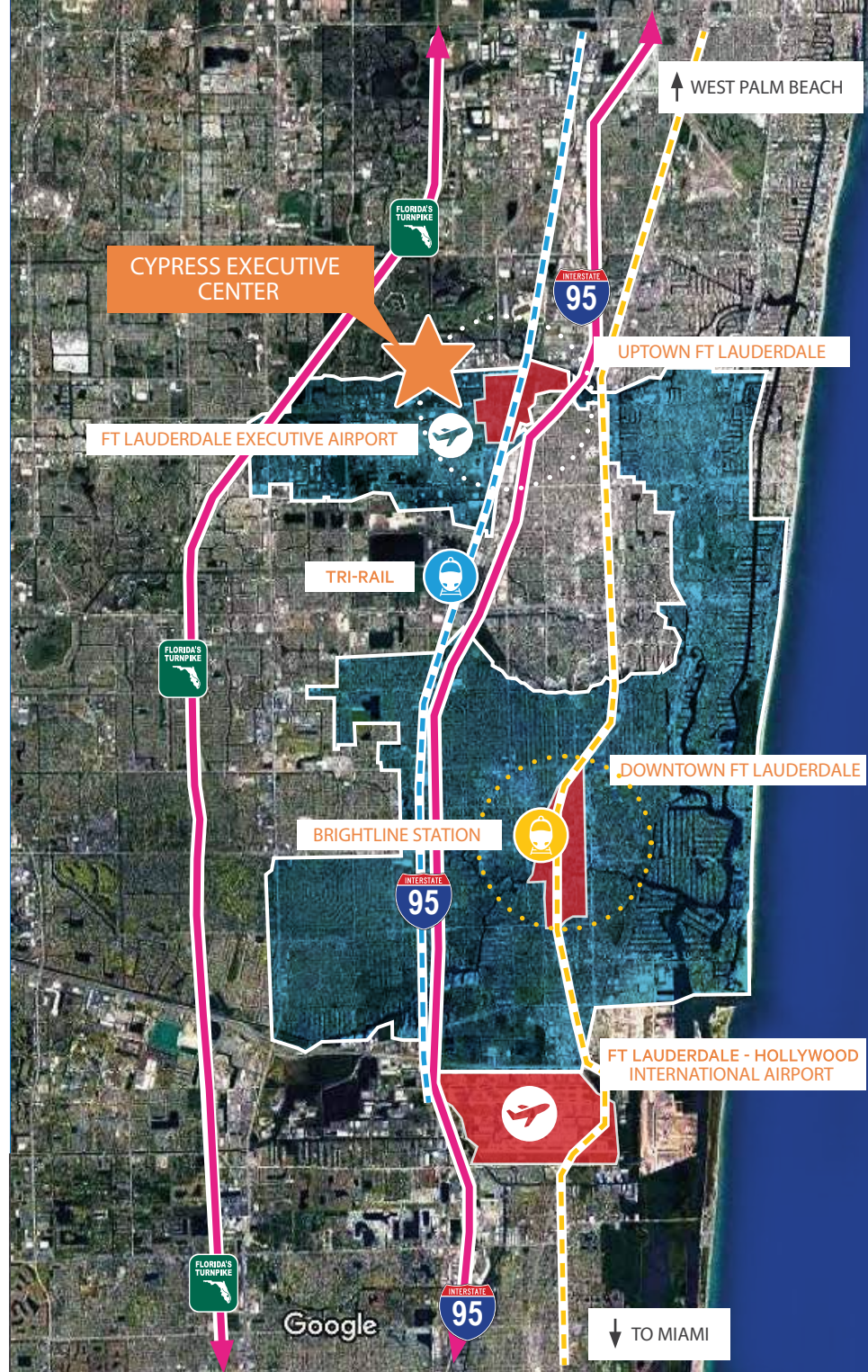
- » Easy access to I-95 and The Florida Turnpike
- » Ideally situated on the bus TriRail line adjacent to Fort Lauderdale Executive Airport
- » On-site property management
- » ±6.0/1,000 Parking Ratio
- » Rental Rate: \$15.00 NNN
- » Estimated Operating Expenses: \$12.00 PSF
- » Signage Available
- » Recently renovated building with a tenant amenity center
- » Large efficient floor plates
- » Full Floor available ±25,000 SF
- » Short distance to retail, dining and banking amenities



## LOCATION

The Cypress Creek Mobility Hub, located off I-95 and Cypress Creek Road, is Broward County's second largest commercial district and home to the Tri-Rail Station, Tri-Rail shuttles, and Broward County Transit bus service.

The Uptown Business District, employs over 70,000 people and is home to prominent firms such as Microsoft, Hotwire, and Citrix.



## CONTACT US

**Viktoriia Spitzer**

(305) 927-7470

Viktoriaspitzer@gmail.com

1901 W. Cypress Creek Road, Unit 102

Fort Lauderdale, FL 33309



[www.cypresscorporatecenter.com](http://www.cypresscorporatecenter.com)