

6100 WATERFORD

SUBLEASE AVAILABLE
THROUGH December 31, 2028

TOTAL SF | 2,065 RSF

RATE \$23.00/SF NNN
+ \$15.06/SF OPEX

AWARD
WINNING CLASS
A OFFICE PARK

GARAGE PARKING
WITH COVERED
WALKWAY

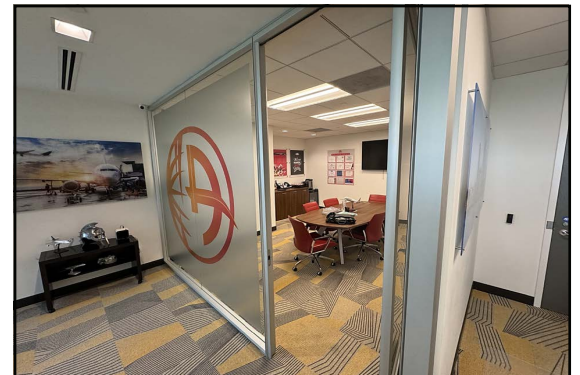
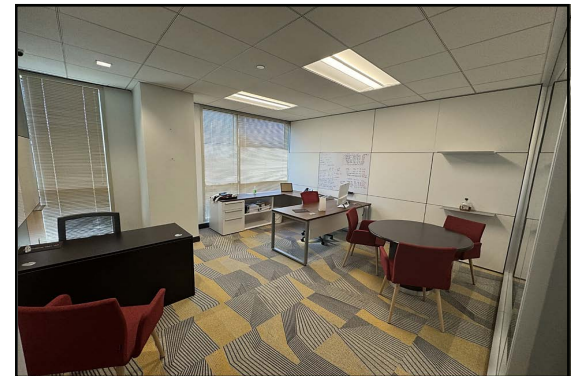
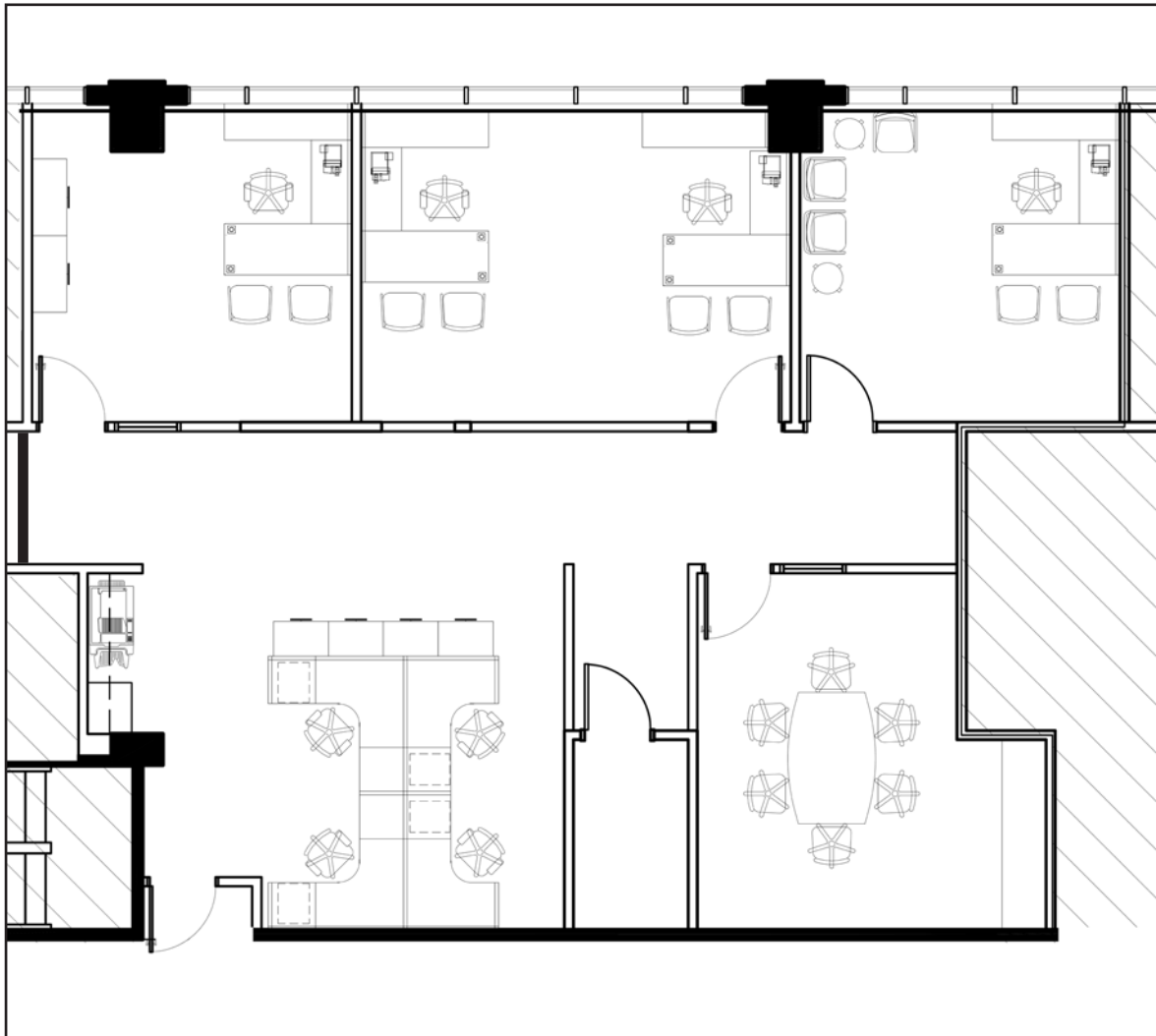
MULTI-MILLION
DOLLAR RENOVATED
INTERIORS

ADJACENT
TO MAJOR
HIGHWAYS

SUBLEASE AVAILABLE

6100 WATERFORD DISTRICT DRIVE
MIAMI, FL 33126

FLOOR PLAN - SUITE 455



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INSIDE LOBBY AND ELEVATOR AREA



STATE-OF-THE-ART FITNESS FACILITY

THE WATERFORD

PROPERTY HIGHLIGHTS

- Multi-million dollar renovated interiors: Fountains, Atriums, Restrooms, Lobby, Floors & Directories
- 250 Acre waterfront park location with state-of-the-art infrastructure
- 3 Class-A, four story buildings
- On-site cafes at 6100, 6303 & 6505
- Ample parking with two-story parking decks with covered walkways
- Airport and lake views
- On property amenities include hotels, meeting space, restaurants, fitness center and postal facility
- Adjacent to Miami International Airport with convenient access to Expressway SR-826, SR-836, I-95 and FL Turnpike
- LEED Silver v4 O+M: EB designation
- Furniture available

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FOR MORE INFORMATION:

Matthew A. Bittel, SIOR
Senior Director
+1 305 805 3032
matthew.bittel@cushwake.com

Stuart T. Gordon, SIOR
Executive Director
+1 305 805 5427
stuart.gordon@cushwake.com

Cushman & Wakefield
9960 NW 116th Way
Suite 2
Medley, FL 33178

