

# Phillips Point

777 S Flagler Drive, West Palm Beach, Florida 33401



## *18th Floor Penthouse Sublease Available*

- Unbeatable Views
- Full Floor Available up to 14,516 SF







## Upscale Furnishings

### PROPERTY HIGHLIGHTS

BUILDING SIZE	226,711 SF
AVAILABLE SPACE	7,500 - 14,516 SF
LEASE RATE	Withheld
PARKING	45 total spaces 3 Reserved in East garage 5 Executive Reserved spaces in East garage
AVAILABLE	Furniture can be made available

### PROPERTY FEATURES

- Turnkey Plug & Play opportunity
- Amenities include valet parking, café and sundry shop, and Morton's of Chicago Steakhouse restaurant
- 24-hour manned security
- Electronic card key access system
- On-site Management
- Covered parking; 3/1,000 parking ratio
- High-end finishes include marble and brass lobby
- Best views of West Palm Beach

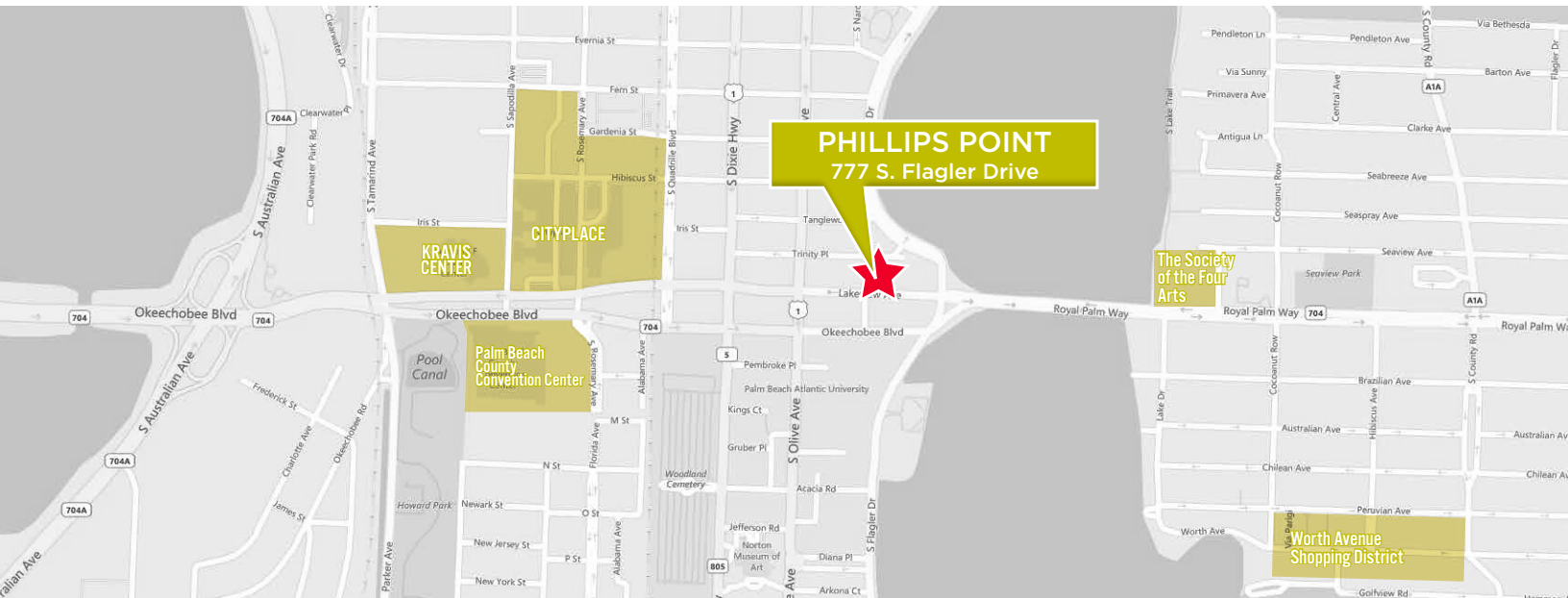




*Unbeatable Panoramic Views*







## LOCATION FEATURES

- Strategically located near Palm Beach International Airport
- Immediate access to the tri-county area including Miami and Ft. Lauderdale
- Near South Florida's most exclusive residential neighborhoods
- Within minutes of West Palm Beach's central business district luxury hotels, fine restaurants and shopping at the world famous "Worth Avenue"
- Within minutes from the world renown Breakers of Palm Beach and Biltmore Hotels

**For more information, please contact:**

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