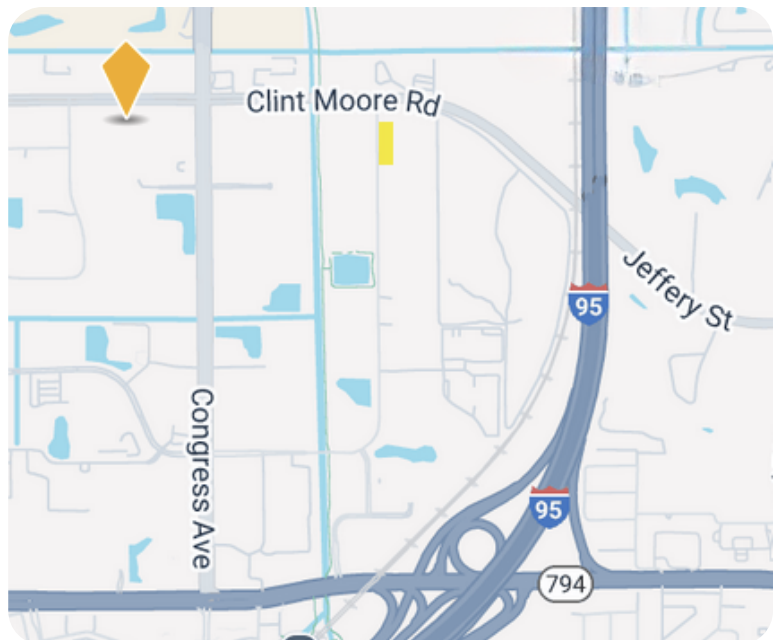




FOR SUB-LEASE

902 CLINT MOORE RD.,
BOCA RATON, FL 33487

TYPE		OFFICE	
SIZE	4,896 SF	SUITE #	138
SIZE	11,923 SF	SUITE #	235



PROPERTY HIGHLIGHTS

- Two turnkey office suites available with furniture in place
- Flexible floor plans suitable for professional or creative offices
- Each suite has modern interiors with private offices, conference rooms, a kitchenette, and reception areas
- Abundant natural light and ample parking
- Convenient to restaurants, banks, and retail centers
- Well-maintained property with professional management
- Lease expiration date: Sept. 30, 2031
- Base Rent: \$18.00 psf - CAM: \$11.08 psf

CONTACT US



Charlie Exelbirt
954-309-7151
charlie@mattisadvisors.com



MATTIS ADVISORS, INC.
Commercial Real Estate Brokers
1181 S. Rogers Circle, Suite 20
Boca Raton, FL 33487
www.mattisadvisors.com

Any information herewith is obtained from sources we consider reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, and withdrawal from market modification of mortgage commitment, terms and conditions or change in price without prior notice. The information supplied herein is for informational purposes only and shall not constitute a warranty of assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.



FOR SUB-LEASE

902 CLINT MOORE RD.,
BOCA RATON, FL 33487

TYPE

OFFICE

SIZE 4,896 SF SUITE # 138



SUITE 138 HIGHLIGHTS

- 4,896 SF
- Three private offices
- Four private restrooms
- One kitchenette
- 54 workstations
- Abundant natural light and ample parking
- Lease expiration date: Sept. 30, 2031
- Base Rent: \$18.00 psf
- CAM: \$11.08 psf, net of electric and janitorial

CONTACT US



Charlie Exelbirt

954-309-7151

charlie@mattisadvisors.com



MATTIS ADVISORS, INC.
Commercial Real Estate Brokers
1181 S. Rogers Circle, Suite 20
Boca Raton, FL 33487
www.mattisadvisors.com

Any information herewith is obtained from sources we consider reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, and withdrawal from market modification of mortgage commitment, terms and conditions or change in price without prior notice. The information supplied herein is for informational purposes only and shall not constitute a warranty of assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.

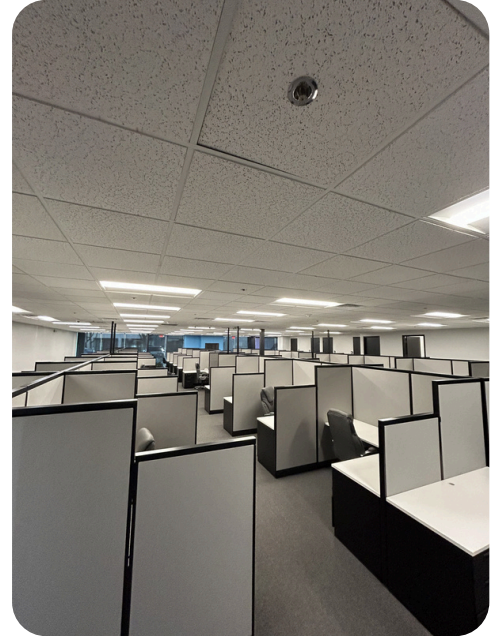
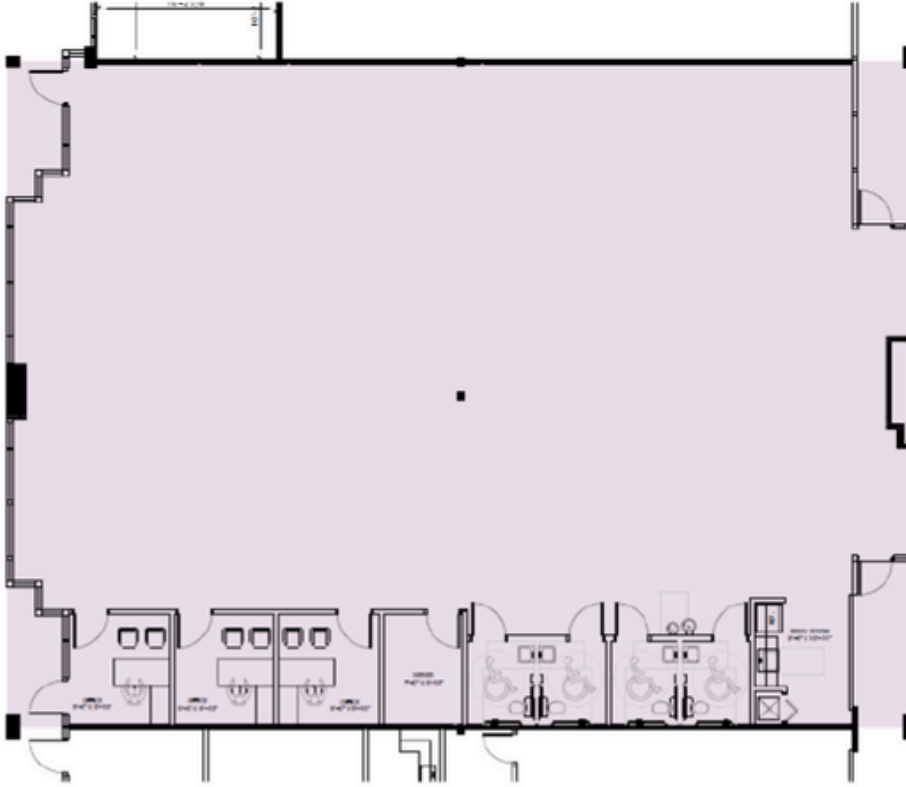
FOR SUB-LEASE

902 CLINT MOORE RD.,
BOCA RATON, FL 33487

TYPE

OFFICE

SIZE 4,896 SF SUITE # 138



CONTACT US



Charlie Exelbirt

954-309-7151

charlie@mattisadvisors.com



MATTIS ADVISORS, INC.
Commercial Real Estate Brokers
1181 S. Rogers Circle, Suite 20
Boca Raton, FL 33487
www.mattisadvisors.com

Any information herewith is obtained from sources we consider reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, and withdrawal from market modification of mortgage commitment, terms and conditions or change in price without prior notice. The information supplied herein is for informational purposes only and shall not constitute a warranty of assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.



FOR SUB-LEASE

902 CLINT MOORE RD.,
BOCA RATON, FL 33487

TYPE

OFFICE

SIZE 11,923 SFT SUITE # 235



SUITE 235 HIGHLIGHTS

- 11,923 SF
- Seven private windowed offices
- Two large communal restrooms
- Four private restrooms
- One breakroom and one kitchenette
- One oversized conference room
- One oversized training room
- 79 workstations
- Lease expiration date: Sept. 30, 2031
- Base Rent: \$18.00 psf
- CAM: \$11.08 psf, net of electric and janitorial

CONTACT US



Charlie Exelbirt

954-309-7151

charlie@mattisadvisors.com



MATTIS ADVISORS, INC.
Commercial Real Estate Brokers
1181 S. Rogers Circle, Suite 20
Boca Raton, FL 33487
www.mattisadvisors.com

Any information herewith is obtained from sources we consider reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, and withdrawal from market modification of mortgage commitment, terms and conditions or change in price without prior notice. The information supplied herein is for informational purposes only and shall not constitute a warranty of assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.

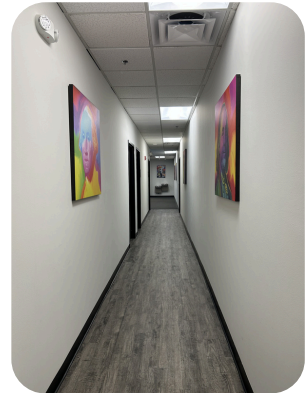
FOR SUB-LEASE

902 CLINT MOORE RD.,
BOCA RATON, FL 33487

TYPE

OFFICE

SIZE 11,923 SFT SUITE # 235



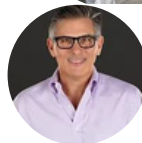
CONTACT US



Charlie Exelbirt

954-309-7151

charlie@mattisadvisors.com



MATTIS ADVISORS, INC.
Commercial Real Estate Brokers
1181 S. Rogers Circle, Suite 20
Boca Raton, FL 33487
www.mattisadvisors.com

Any information herewith is obtained from sources we consider reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, and withdrawal from market modification of mortgage commitment, terms and conditions or change in price without prior notice. The information supplied herein is for informational purposes only and shall not constitute a warranty of assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.