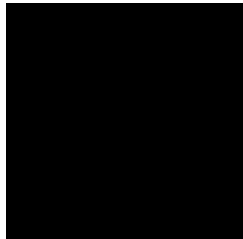
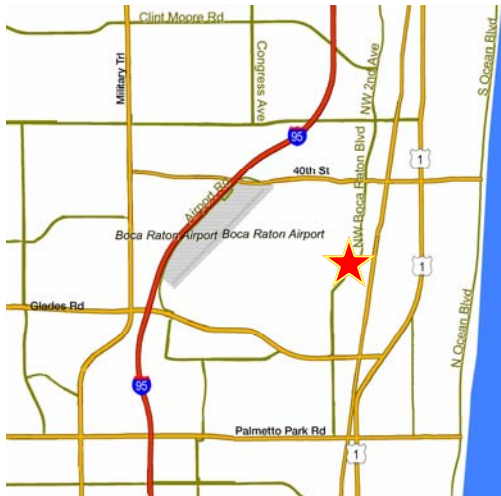


# Just Reduced!!



## Office - For Lease or For Sale 2595 NW Boca Raton Blvd Boca Raton, Florida



### 6,277 SF Available For Lease

- Building Size: 9,538 SF
- Class "A" 1-story Florida Vernacular style office building built in 2002
- High end finishes
- Perimeter offices, conference rooms, file room, break room and private shower
- Parking Ratio 4/1000
- Minutes to I-95, FAU, Boca Raton Hospital, Boca Raton Airport
- In close proximity to area retail services and restaurants
- ~~\$22.50/SF/Modified Gross\*~~  
**NOW \$19.50/SF/Modified Gross\***
- **For Sale: Accepting Offers**

*\*rate net of utilities and janitorial*



Commercial Real Estate Services, Worldwide.

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

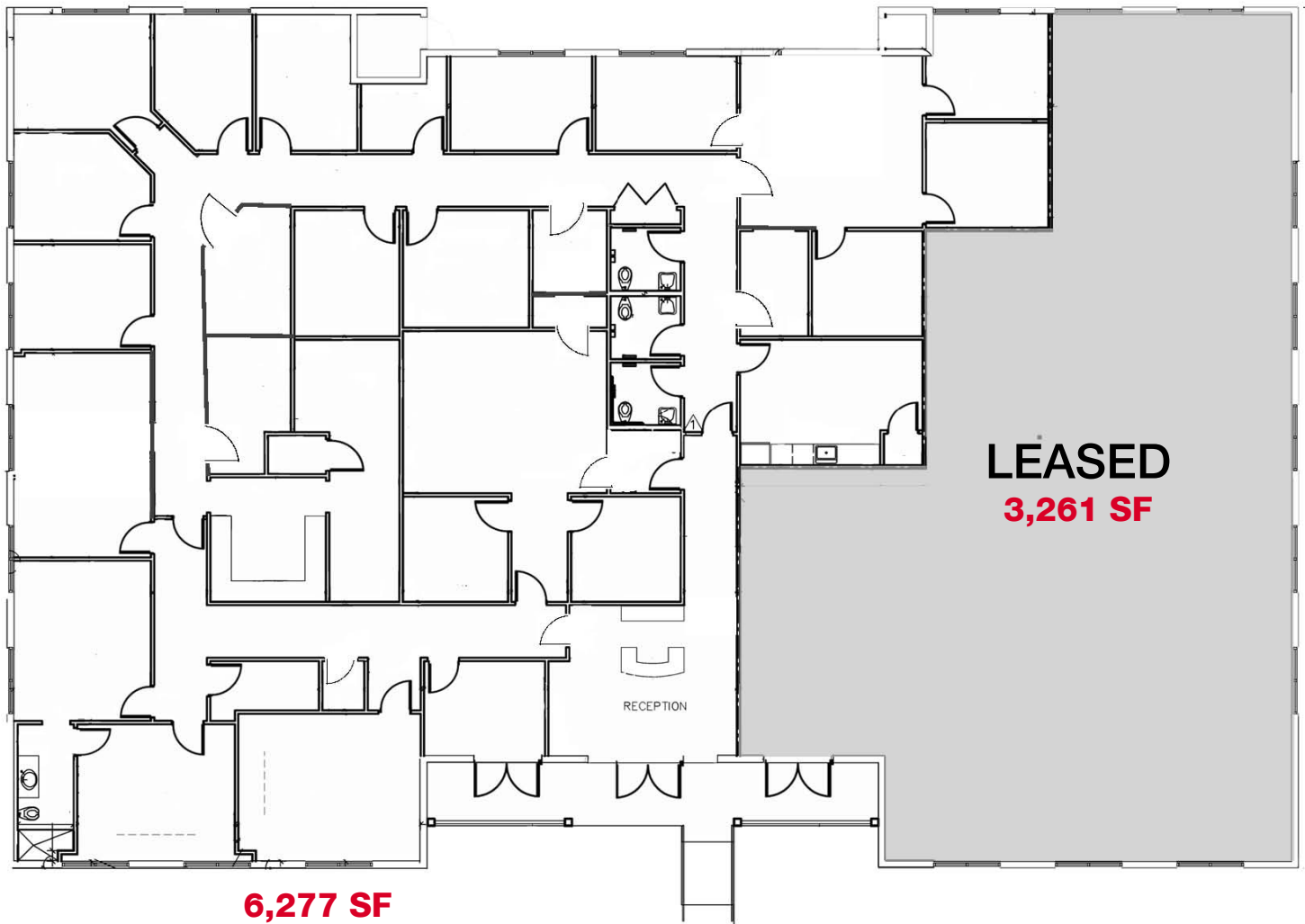
#### contact information

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Boca Raton, Florida

**9,538 SF TOTAL**

\* Not to scale. Subject to error.



**NAI** Merin Hunter  
Codman, Inc.

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