


# MIDTOWN

138 NW 37th St, Miami, Florida 33127


OFFICE  
SPACE

FOR LEASE




 AVAILABLE SPACE: **1,500 SF ±**

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 LEASING RATE: **\$39/ Mod Gross**

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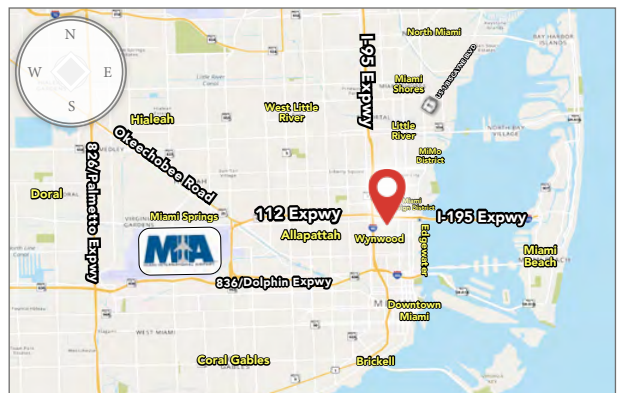
 ZONING: **T5-O**



Chariff Realty Group is excited to present this fully built-out office space nestled in Midtown Miami. Boasting 1,500 sqft of meticulously designed and fully built-out interiors, this opportunity offers a versatile workplace that includes four private offices, a well-appointed conference room, a collaborative bullpen area, and an inviting outdoor patio.

**PROPERTY HIGHLIGHTS**

- Turn key office available; immediate occupancy
- Signage opportunity visible from I-195
- Plenty of natural light
- Features an outdoor patio
- 4 private offices, bullpen area, kitchenette and Conference room
- Entrance to Midtown Miami
- Direct access to I-95 and I-195
- Views fronting I-195 (approx. 151,500+ DTC)
- Street parking abutting the area
- Minutes from the Design District, Wynwood, Edgewater, Downtown Miami and the beaches



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WEST TO EAST VIEW



N.W. TO S.E. VIEW



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