

LEASING OPPORTUNITY

Sawgrass Technology Park 1601 -1649 NW 136TH AVE. SUNRISE, FL

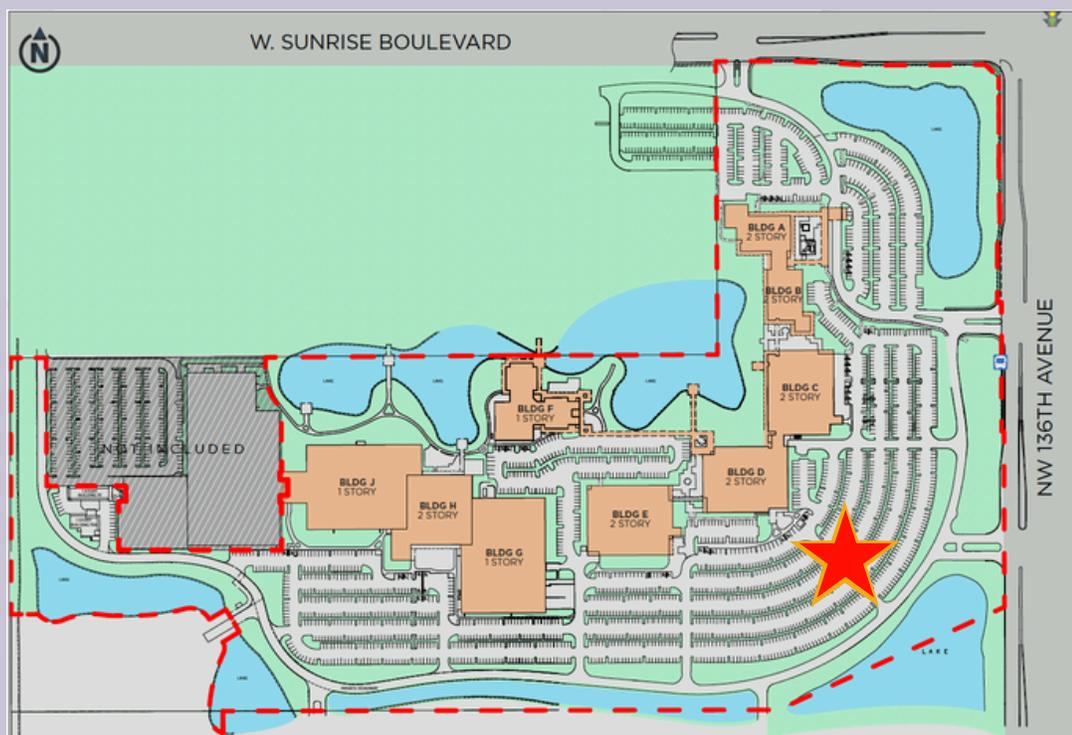


Sawgrass Technology Park is located immediately east of the Sawgrass Expressway at the southwest corner of Sunrise Boulevard and Northwest 136th Avenue (North Harrison Parkway). This location is strategic in that the Sunrise Boulevard exit is just one exit north of South Florida's most important highway interchange - the confluence of the Sawgrass Expressway, I-75 and I-595.

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|---|---|---|
|  2.7 MILES (4 MINUTES) |  0.7 MILES (1 MINUTE) |  2.8 MILES (4 MINUTES) |
|  10.9 MILES (11 MINUTES) |  16.5 MILES (17 MINUTES) | |

Located diagonally across from the Metropica a:

- » \$1.5 billion mixed-use master-planned 65-acre high street project
- » Will be one of the nation's largest under construction mixed-use communities
- » Features 2,250 residential condominiums within its eight residential towers, 650,000 square feet of office space, and its own Central Park.



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