

Oceanview 2nd Floor Offices for Lease 804 OCEAN DRIVE

\$12,500/month + sales tax
Maximum 4,090 sq. ft.
Will subdivide minimum 2,045 sq. ft.

- Entire second floor
- Available immediately
- Hardwood floors
- Central air-conditioning



Locate your business on prestigious Ocean Drive between iconic News Café and Larios. Ocean views from the 2nd floor space.

Monthly parking available around the corner at 7th Street garage for \$100/month per space plus applicable sales tax. Trash removal and water paid by Landlord. Cleaning and electric by Tenant. Rent includes real estate taxes and operating expenses-3% annual increases.



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