

# ONE DATRAN CENTER

9100 S DADELAND BLVD  
MIAMI, FL 33156

## SUBLEASE ENTIRE 10TH FLOOR



COMMERCIAL REAL ESTATE SERVICES

7925 NW 12th Street, Suite 301, Miami, FL 33126 | 305.235.1500 | [leesouthflorida.com](http://leesouthflorida.com)



PRESENTED BY:

**Scott Strickland**

*Principal*

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# EXECUTIVE SUMMARY

9100 S Dadeland Blvd, Miami, FL 33156



Sublease Rate

**\$40.00 SF/YR**

## OFFERING SUMMARY

Building Size:	256,368 SF
Available SF:	<b>17,779 SF</b>
Floor:	<b>Entire 10th Floor</b>
Availability:	With 30 Days Notice
Lease Expiration:	10/31/2023
Lot Size:	1.51 Acres
Market:	South Florida
Submarket:	Dadeland / Kendall Submarket

## PROPERTY OVERVIEW

Lee & Associates South Florida presents the complete 10th floor office space available for sublease in the One Datan Center, a Class A Building in Miami's desirable Dadeland submarket. The turnkey 17,779 SF space comes fully furnished and is move-in ready, and offers after hours elevator access, individual thermostats on each floor, private offices, conference rooms, employee breakroom, and sweeping views of Downtown Dadeland and Pinecrest. The property features a lovely tri-level atrium lobby area including many on-site retailers offering excellent on-site dining and shopping convenience, as well as valet parking for convenience. The building's second floor is also directly connected to the South Dadeland Station of the MetroRail and MetroBus terminals offering easy access to all of Miami's major neighborhoods and market areas.

The property is located off US-1 and the Palmetto Expressway at Kendall Drive, conveniently positioned directly across from a Publix shopping center, and surrounded by Downtown Dadeland's excellent shopping, dining and entertainment amenities including one of Simon Mall's highest grossing locations, the Dadeland Mall, Dadeland Station, and proximate to South Miami's Sunset Place.

# PROPERTY HIGHLIGHTS

9100 S Dadeland Blvd, Miami, FL 33156



## BUILDING INFORMATION

Building Class	A
Occupancy %	86.5%
Tenancy	Multiple
Number of Floors	17
Average Floor Size	17,779 SF
Year Built	1984
Year Last Renovated	2003
Construction Status	Existing

## AVAILABLE SPACE HIGHLIGHTS

- 17,779 SF Class A Office Space on Entire 10th Floor
- Turnkey, Fully Furnished and Move-In Ready
- Available with 30 Days Notice, Lease Expiring 10/31/2023
- Sweeping Views of Downtown Dadeland, Kendall and Pinecrest
- After Hours Elevator Access and Private Thermostat
- Private Offices, Conference Rooms, Employee Break Room, & Private Restrooms
- Second Floor Direct Access to MetroRail South Dadeland Station and MetroBus Terminals
- Downtown Dadeland Location Offers Abundant Dining, Shopping and Entertainment Options

# SITE PLAN - 10TH FLOOR

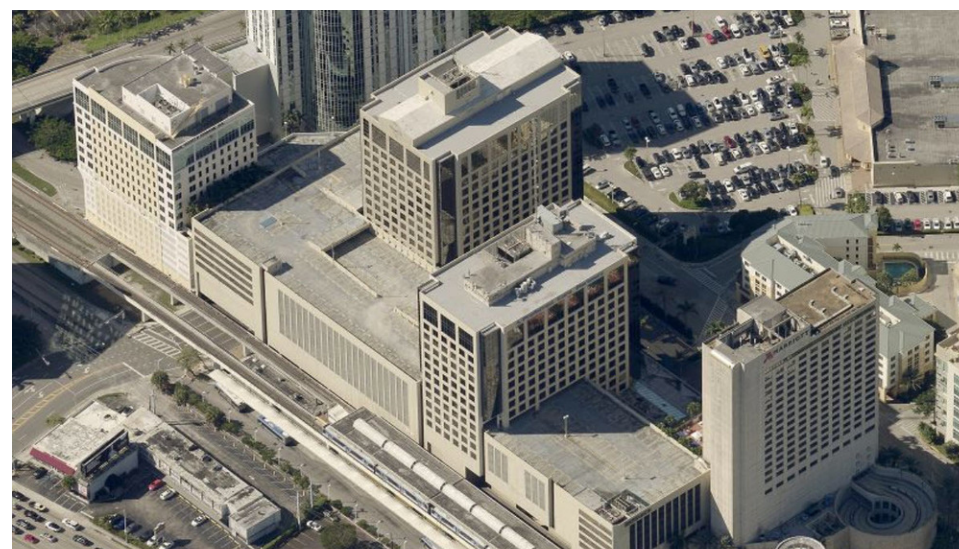
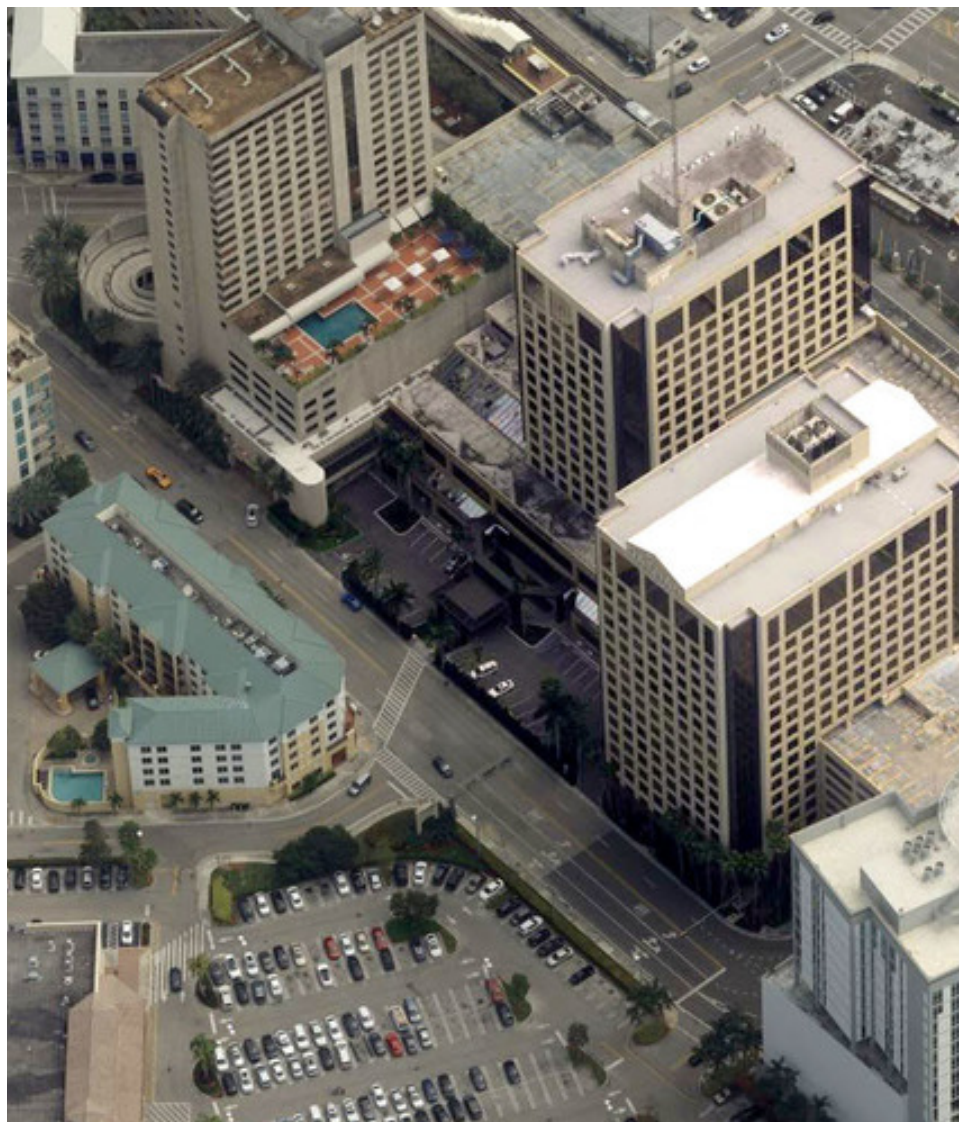
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# ADDITIONAL PHOTOS

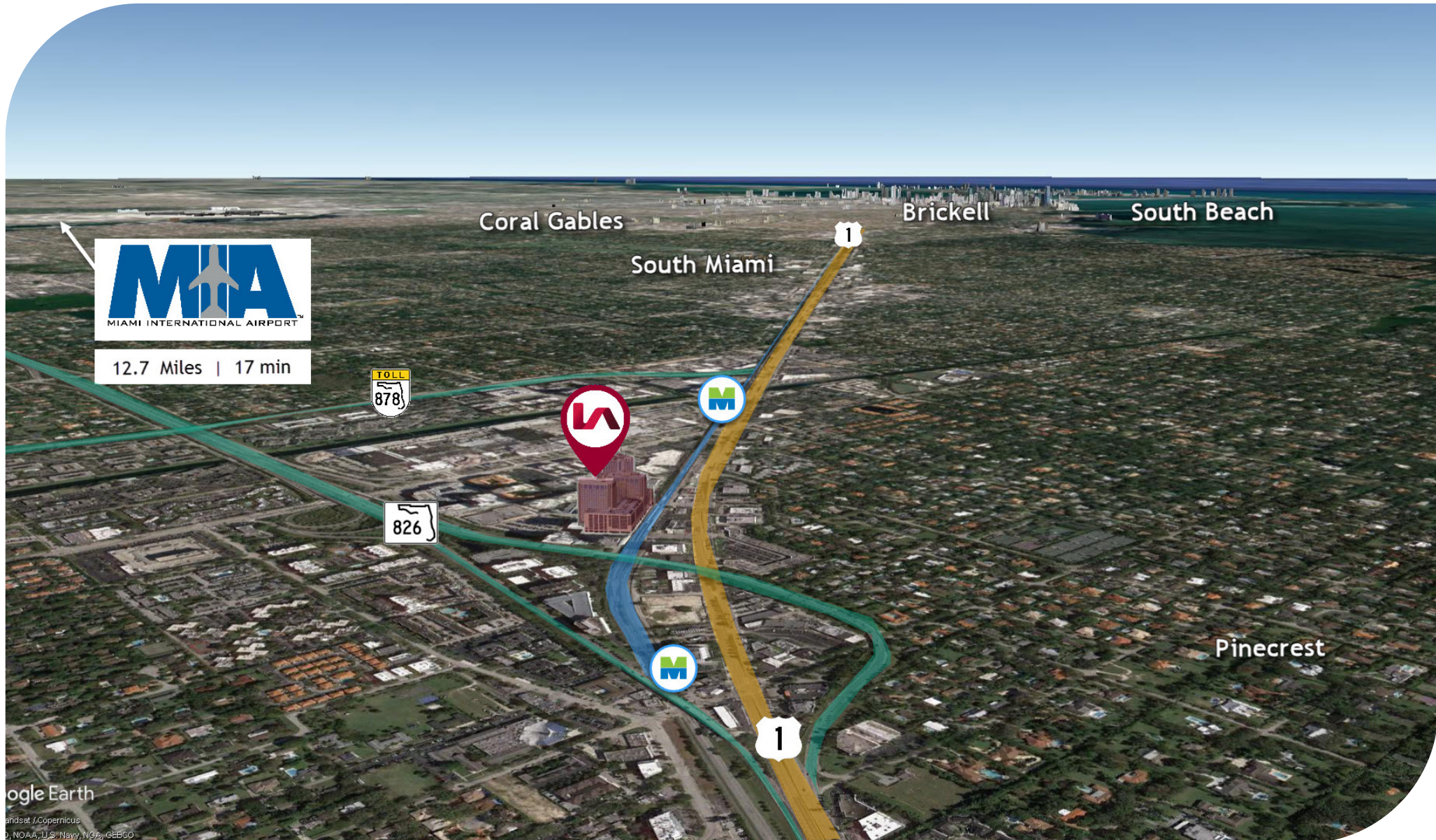
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# NEIGHBORHOOD MAP

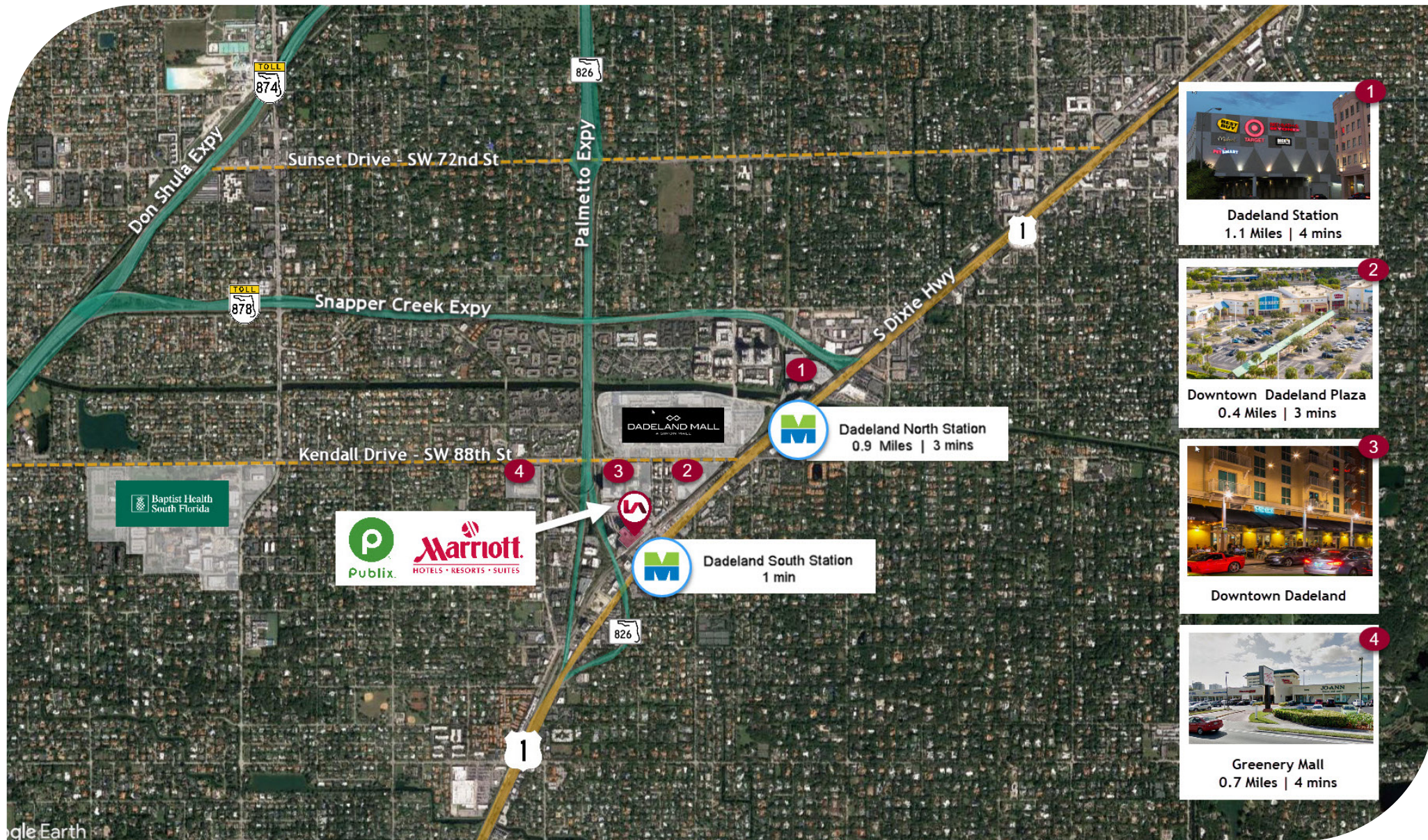
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# MAIN ROADS

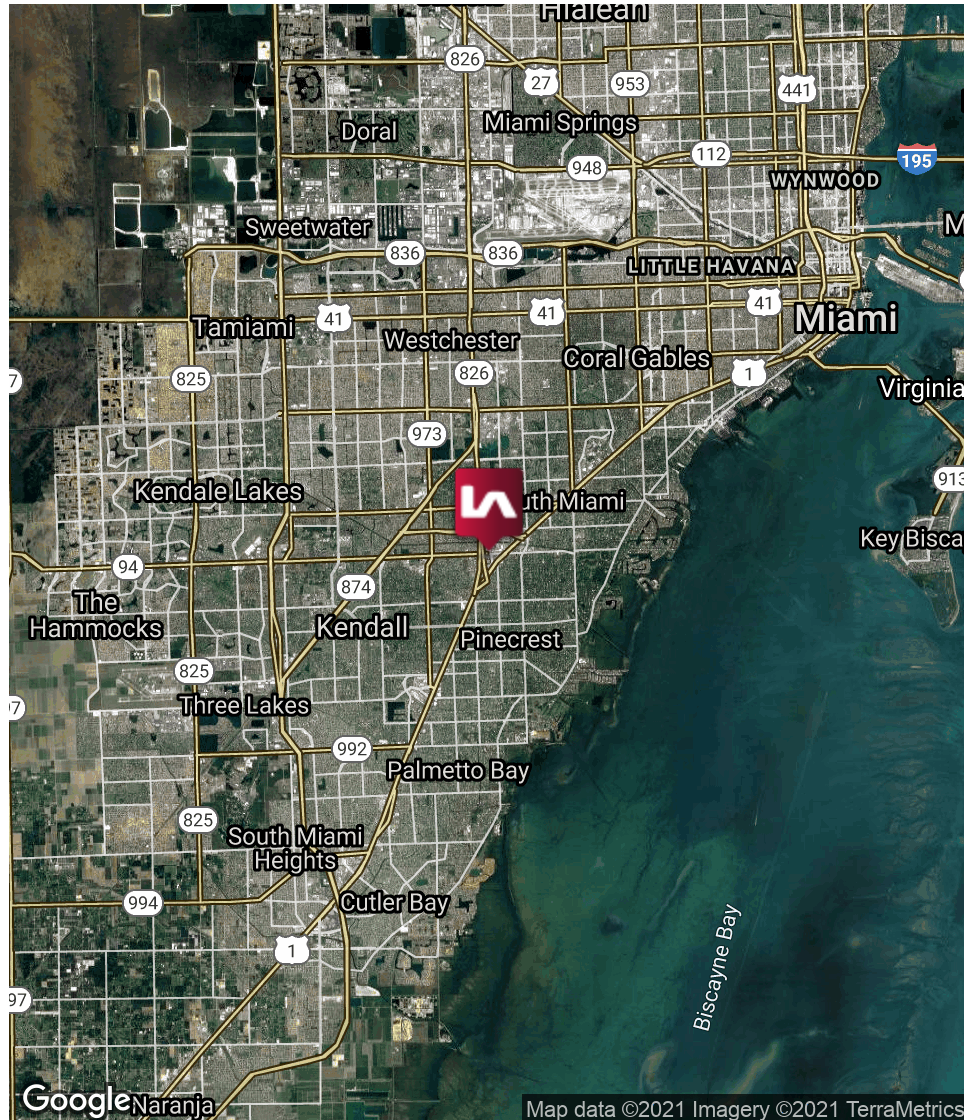
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# LOCATION OVERVIEW

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## LOCATION OVERVIEW

Located in the highly desirable Dadeland area located just off US-1 and the Palmetto Expressway at Kendall Drive. The building's second floor is directly connected to the South Dadeland Station of the MetroRail and Metrobus terminals offering easy access to all of Miami's major neighborhoods and market areas. The property is conveniently positioned directly across from a Publix shopping center, and surrounded by excellent shopping, dining and entertainment amenities including one of Simon Mall's highest grossing locations, the Dadeland Mall.

## CITY INFORMATION

Submarket:	Dadeland / Kendall Submarket
Nearest Highway:	US-1, SR 826 Palmetto Expy, SR-878 Snapper Creek Expy
Nearest Airport:	Miami International Airport



# SCOTT STRICKLAND

Lee & Associates South Florida



## SCOTT STRICKLAND

Principal

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## PROFESSIONAL BACKGROUND

Scott Strickland serves as Principal with Lee & Associates South Florida, focusing on office landlord agency and tenant representation. With over 23 years experience in the industry, Scott Strickland has represented over 2 million square feet throughout South Florida. These properties include four Class A buildings in the Brickell submarket, one building in the Downtown Miami submarket, a 28-building office park in the Miami Airport market, two Class A office buildings in the Coral Gables market and one Class A building in the Coconut Grove market. On the tenant representation side, Scott has an equally prestigious client list.

Scott Strickland formerly served as Executive Vice President at JLL where he also participated in new business development and investment sales for the South Florida Region. Prior to joining JLL, Scott served as Leasing Director at AFA Real Estate Services. Scott previously spent twelve years with Northwest Airlines, having served in various sales and marketing positions with a geographic coverage that extended from South Florida to all of Latin America and the Caribbean.

Scott began his real estate career with AFA Real Estate Services in 1996 where he shared responsibilities of marketing and leasing for three Class A buildings which included the 415,000 square foot 801 Brickell, the 400,000 square foot 1221 Brickell and the 285,000 square foot Brickell Bay Office. In October 2002, Scott joined JLL to assist with the marketing and leasing of the 1.4 million square foot Doral Center (now known as Downtown Doral). In late November 2002, Scott leveraged his relevant Brickell experience to pitch and win the leasing and management assignment for the trophy, 678,000 square foot 701 Brickell building. Scott led a highly successful marketing and leasing campaign at 701 Brickell for over 16 years for TIAA-CREF now known as Nuveen Real Estate. In 2008, Scott assisted Equity Office Properties through the underwriting process of purchasing the 400,000 square foot 1221 Brickell building. Scott pitched and won the leasing and management assignment for 1221 Brickell. Later in 2008, Scott and his team pitched and won the leasing assignment for the 260,000 square foot Columbus Center project in Coral Gables owned by USAA Real Estate Services. Shortly thereafter, USAA purchased the 335,000 square foot Alhambra Plaza and hired Scott and his team to lease the project on a no-bid basis.

Scott Strickland has served some of the world's top institutional real estate investment firms to include Nuveen/TIAA-CREF, JPMorgan, Equity Office Properties, LaSalle Investment Management, USAA Real Estate Services, and TA Associates, and has closed over 8 million square feet in transactions. Lee & Associates South Florida values the addition of such an esteemed professional as Scott Strickland to head their office leasing division.

### Lee & Associates South Florida

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