Boca Colonnade I

777 Yamato Road Suite 401

Boca Raton, FL 33431

workspace
property trust

11,214 SF Available Now

Asking Rent: $28.00/NNN
2024 OPEX: $14.92 RSF

New Building Gym Coming in 2025!

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PROPERTY HIGHLIGHTS

AMENITIES
Class "A" office building with abundant parking ratio of 4.5/1,000 SF. Hurricane impact glass, structured garage parking, electric vehicle charging stations, and high-quality fiber optic network. On-site security, property management, updated conference facility, and café. Modern lobby features free Wi-Fi, functional breakout areas with interactive touchscreen directory. New building gym coming in 2025 which offers the perfect space to recharge and stay active during the workday. Located on a nature preserve with proximity to hotels, banks, shopping centers, fitness centers, dry-cleaning, daycare and numerous restaurants.

TRANSPORTATION
Immediate access to Interstate 95. Free shuttle service from Tri-Rail with The Park at Broken Sound Shuttles.

TECHNOLOGY
AT&T, Comcast, Level 3

SUSTAINABILITY
Green initiatives in place by tenants and property management to include janitorial and recycling.

Building Owner: Workspace Property Trust

Total Building Size: 155,608 SF

Aerial Shot

Modern Collaborative Lobby

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Modern Collaborative Lobby

THINK OUTSIDE THE BOX

Building Conference Room

SANDWICHES SOUP

BOCA CAFE SMOOTHIES

BOCA CAFE

Outdoor Café Seating

On-site Café

INTERSTATE 95

777 Yamato Rd

Parking Garage

Nature Preserve

Surface Lot

777
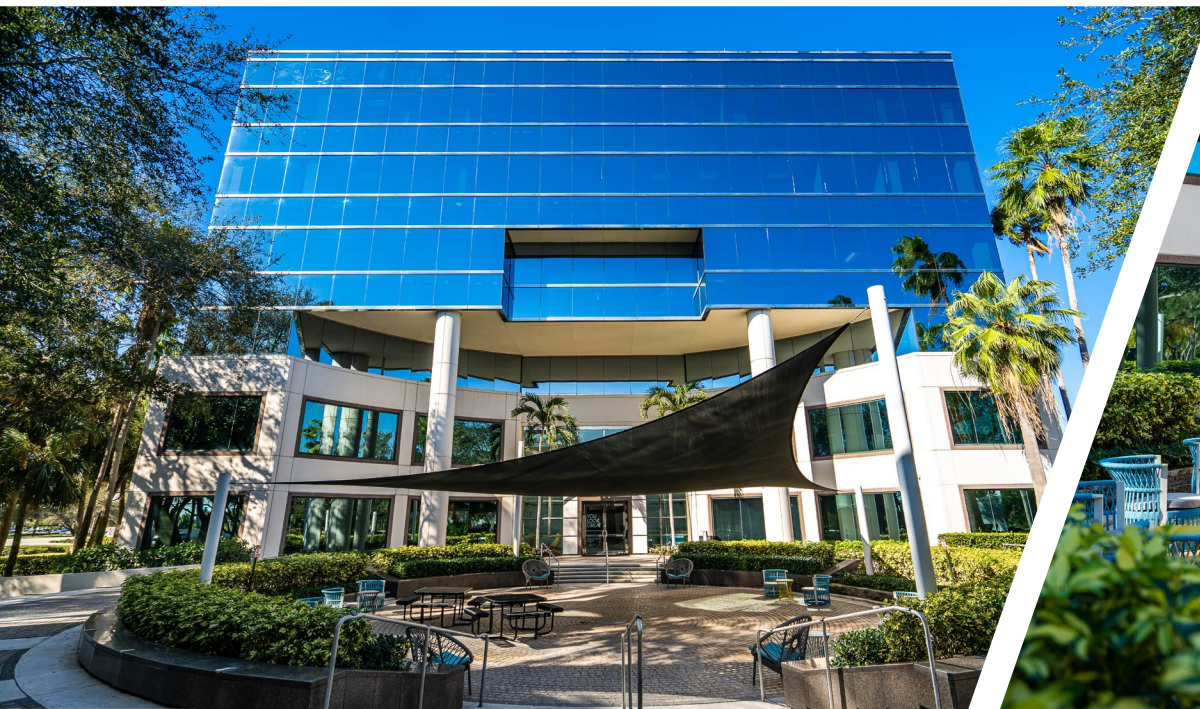
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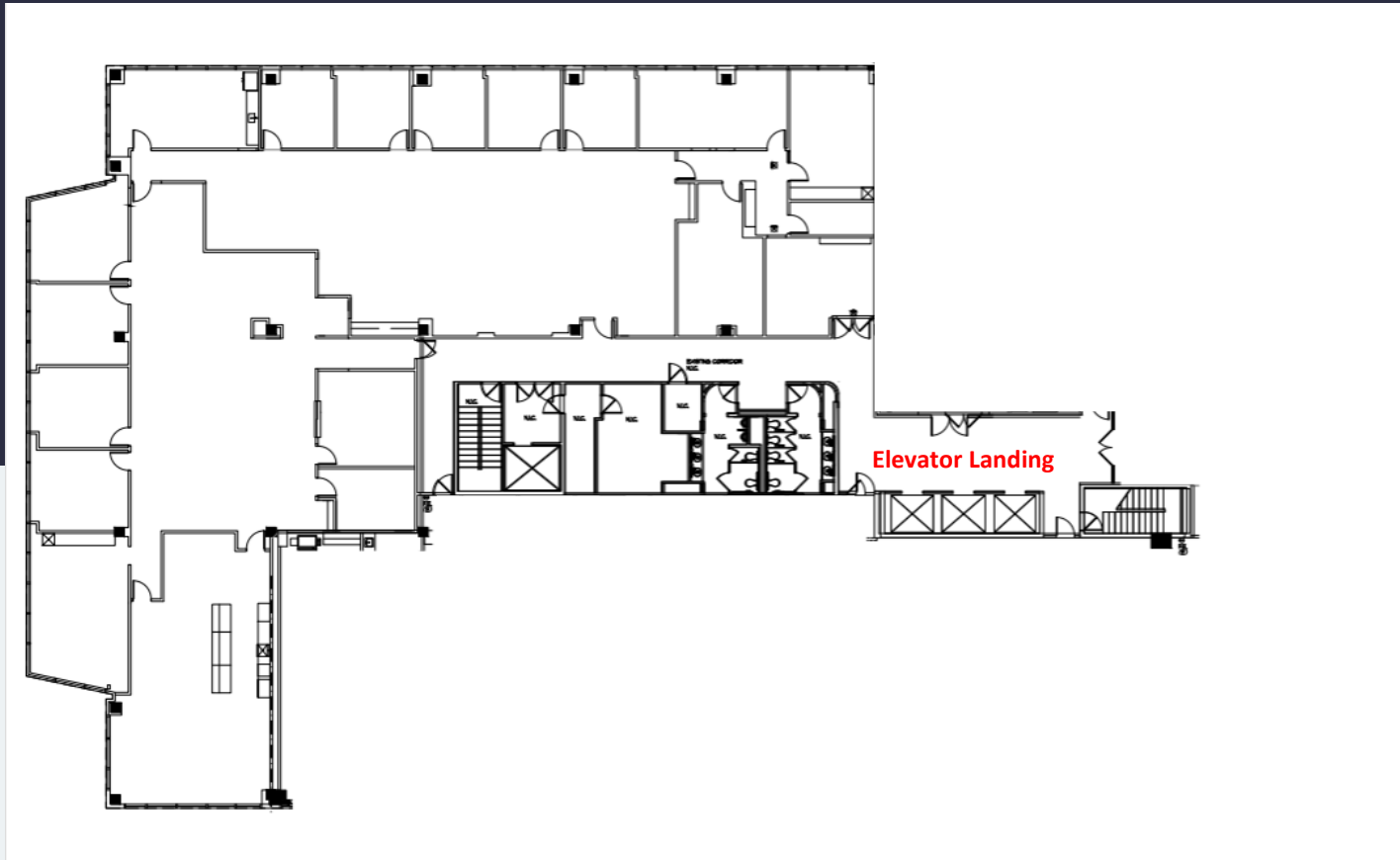
Elevator Landing

Leasing Information

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# Spaces for the Way Work Happens Today.

These beautifully designed themes inspire creativity and encourage productivity. Whether you are looking for 1,000 square feet or 100,000 square feet, our in-house design & development team can deliver a turnkey office solution.

Tailored for the Evolution of Office:

- "A La Carte" or "On Demand" Furniture Packages Avaliable

- Plug & Play IT Packages Available

Scan here to learn more about our premium theme selects.
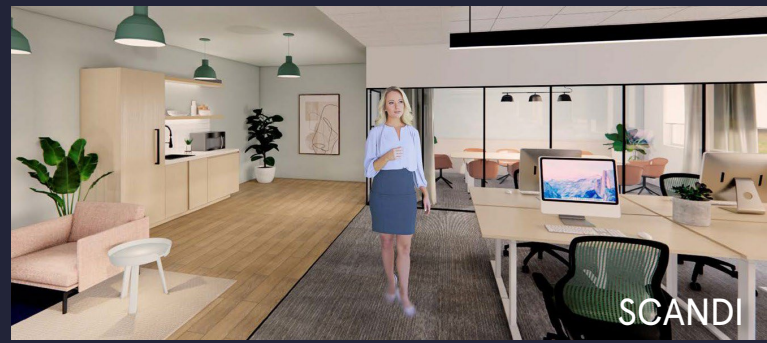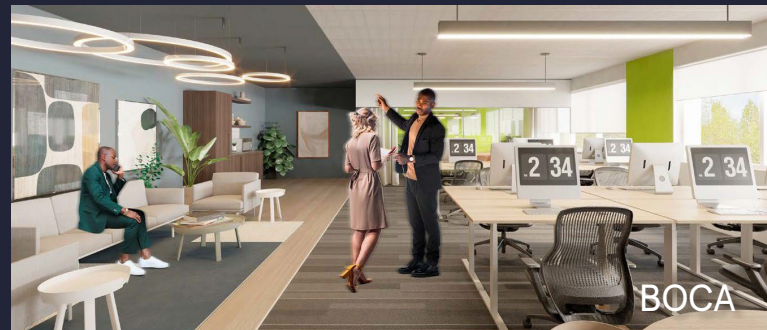

SCANDI

AZURE

TAHOE

BOCA

*Indicative of the look and feel (not the actual suite)