



**SUNSET
SQUARE**

at Sunset Park Offices

SUNSET SQUARE AT SUNSET PARK

9485 - 9495 Sunset Dr, Miami, FL 33173



DISCOVER SUNSET PARK OFFICES

A Premier Destination for Modern Business

Sunset Park Offices is a thriving office district in the heart of the Sunset/Kendall corridor, bringing together medical, professional, and creative users in a thoughtfully designed workplace environment. Located along Sunset Dr Street and just one mile from Baptist Hospital, the district benefits from direct access to South Miami, East Kendall, and a highly skilled local workforce.

Sunset Park Offices unifies Sunset Square and The Commons into a connected, contemporary office network designed to support growing practices and established businesses alike.

1,000 – 13,000 SF Available | Starting at \$38.00 RSF | Modified Gross



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Starting at \$38.00 / RSF / YR

Secure your place in one of the most centrally located and highly desirable corridors on Sunset Drive. This well-positioned medical/office building offers outstanding access to major expressways and primary roadways, and is surrounded by established shopping centers, dining, hospitals and everyday conveniences - making it an ideal location for both clients and staff.

The property is currently undergoing a major modernization program, bringing new energy and upgraded appeal to an already premier location. This is a rare opportunity to lease in early and lock in favorable terms before improvements are completed and pricing adjusts upwards.

Perfect for medical, professional, and executive office users seeking a strong address, excellent accessibility, and long-term value....

KEY HIGHLIGHTS

- Conveniently located near hospitals, expressways, and major highways.
- Currently going through a major renovation.
- Beautiful courtyard for relaxing, lunch and outside meetings.
- Ample onsite parking

Rental Rate: Starting at \$38.00 /RSF/YR

Min. Divisible: 500 RSF

Property Type: Medical / Profesional

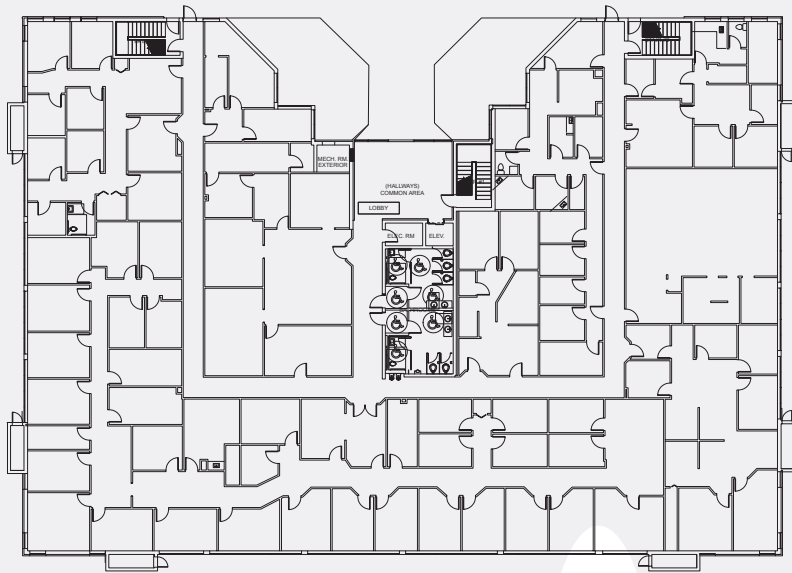
Center Type: Office

Gross Leasable Area: 86,522 RSF

Walk Score ®: 81 (Very Walkable)



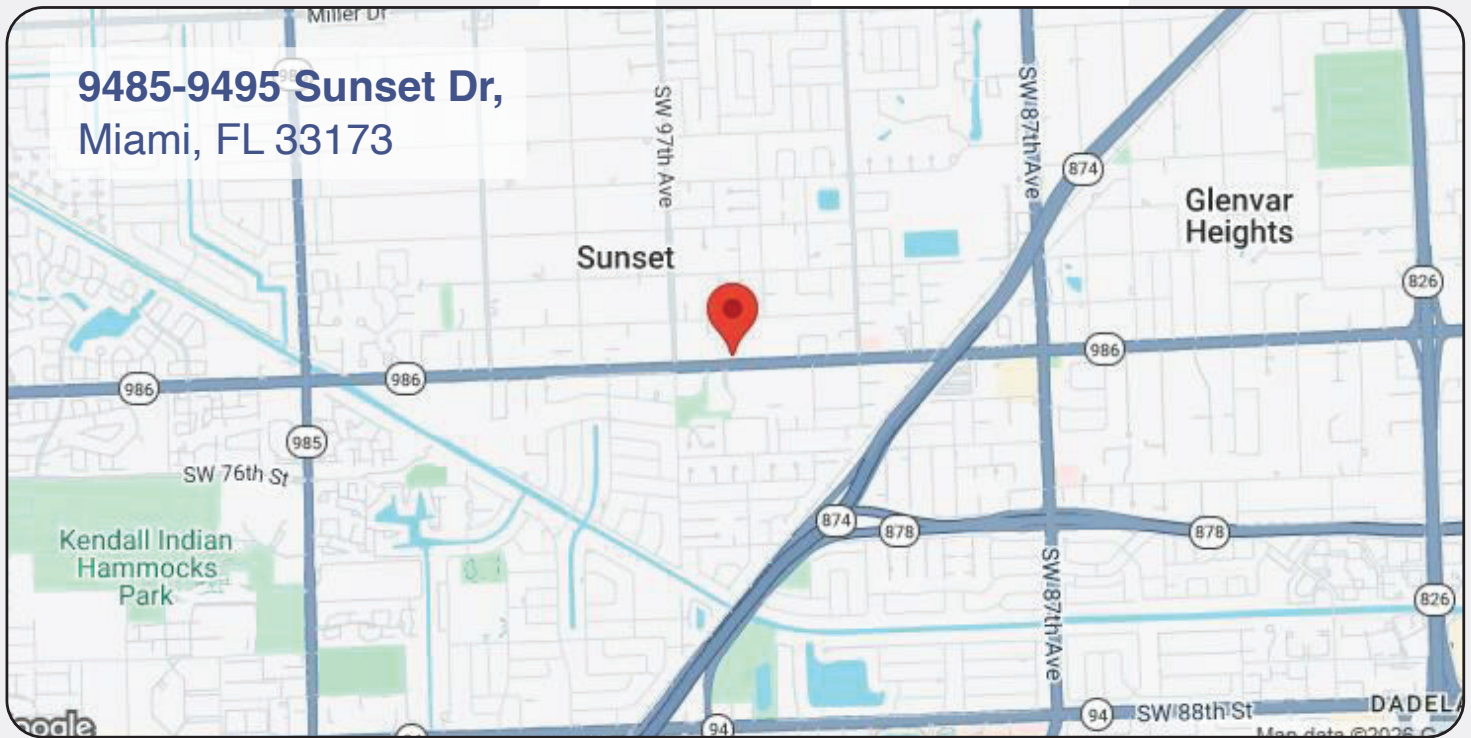
SUNSETPARKOFFICES.COM



AVAILABILITY

Space Available 500 - 3,000 RSF
Rental Rate Starting at \$38.00 /RSF/YR
Date Available April 01, 2026
Service Type Modified Gross
Space Type New
Space Use Medical / Office
Lease Term 5 Years

Suites are available from 500 rentable square feet to 3,000 rentable square feet. Different suites have different amenities.



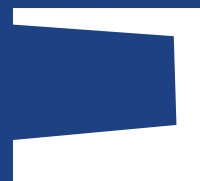
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