



Commercial Real Estate Services, Worldwide.

## Press Release

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### **NAI/MERIN HUNTER CODMAN'S NEIL E. MERIN, SIOR, CCIM & ADAM STARR EXECUTE AN 11-YEAR LEASE AT DOWNTOWN FORT LAUDERDALE'S 1 EAST BROWARD OFFICE BUILDING**

- 9,285 square feet leased to South Florida law firm Stok Kon + Braverman -

**Fort Lauderdale, Fla.** – One of South Florida's leading commercial real estate services firms, NAI/Merin Hunter Codman, Inc., announces that Chairman, Neil E. Merin, SIOR, CCIM and Managing Director, Adam Starr have finalized an 11-year, 9,285-square-foot lease transaction to Stok Kon + Braverman on behalf of the landlord 1 East Broward Owner, LLC. 1 East Broward is an iconic 19-story, 350,000-square-foot, Class-A, office building located at the northeast corner of Broward Boulevard and Andrews Avenue in downtown Fort Lauderdale. Stok Kon + Braverman is a full-service law firm with offices in Fort Lauderdale and Boynton Beach.

"We are excited to welcome Stok Kon + Braverman to 1 East Broward. Stok who explored many of downtown's most exclusive office properties, ultimately chose 1 East Broward due to the landlord's continuing commitment to an extensive property improvement program as well as the suite's existing high-end features and efficiency. Creating a welcoming, safe, and convenient office space experience for their employees was of utmost importance, as most of the firm's employees returned to in-person work post initial lockdowns," stated NAI/Merin Hunter Codman's Adam Starr.

1 East Broward Owner, LLC, who purchased the property in 2018, immediately implemented a multi-million-dollar property improvement program which has included lobby, common area, lighting, and bathroom upgrades. A new security access card and visitor management system as well as a complete state-of-the-art elevator modernization have recently been completed. The property is known for its grand lobby, impressive views, state-of-the-art fitness center including Peloton bikes, manned 24/7 security, and a variety of on-site dining and concierge services. Tenants also enjoy plentiful parking in the garage, connected by an air-conditioned skywalk.

1 East Broward is downtown Fort Lauderdale's closest office building to the Brightline, and the property offers superb walkability to dining and retail destinations including Flagler Village's Arts and Technology Village (FATVillage), Music & Arts South of Sunrise District (MASS), the renowned Las Olas Boulevard and The Warf at Riverfront. 1 East Broward additionally offers fantastic access to I-95, I-595 and the Hollywood/Fort Lauderdale International Airport.

Robert A. Stok, Esquire Managing Principal of Stok Kon + Braverman stated, "We surveyed the entire Fort Lauderdale office market and determined that 1 East Broward Boulevard is the ideal office building to establish a permanent home for our firm. It's location, convenient to the federal and Broward courthouses in the heart of downtown Fort Lauderdale's commercial center, with easy access to rail and highway transportation, high end hotels and restaurants, meshes perfectly with the firm's suite of business services and is appealing to our clientele and employees."

NAI/Merin Hunter Codman's Chairman Neil Merin stated, "Stok Kon + Braverman has a long history as one of Broward County's premier boutique law firms and we are proud that they have made a long-term commitment to make 1 East Broward their home. Ownership has recently invested significant capital upgrading and modernizing the building's elevators, security systems, common areas and amenities, and are committed to continuing to improve the property to attract high quality tenants like Stok, Kon and Braverman."

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For additional information about office space for lease at 1 East Broward or throughout South Florida feel free to contact Adam Star at 561-471-8000, [astarr@mhcreal.com](mailto:astarr@mhcreal.com) or visit [www.1eastbroward.com](http://www.1eastbroward.com).

### **About NAI/Merin Hunter Codman**

NAI/Merin Hunter Codman, [www.mhcreal.com](http://www.mhcreal.com), is one of South Florida's leading commercial real estate firms with over three decades of experience advising clients on strategic acquisitions and dispositions and providing landlord representation, tenant representation, property management and construction management services. The firm has expertise in all commercial property sectors including office, retail, industrial, multifamily, hotels and land. NAI/Merin Hunter Codman's client base includes some of the nation's most prestigious institutional and private equity investors. Operating as part of the NAI Global network, NAI/Merin Hunter Codman can facilitate property transactions around the nation and the world, serving as a single point of contact for its clients' counsel and execution. NAI/Merin Hunter Codman is headquartered in West Palm Beach, Florida with regional offices in Boca Raton, Palm Beach Gardens and Wellington.

### **About Stok Kon + Braverman**

The team of skilled and experienced lawyers at Stok Kon + Braverman, [www.stoklaw.com](http://www.stoklaw.com), proudly represent clients in Fort Lauderdale, Broward County, and beyond in a wide range of legal matters that extend from commercial litigation, creditors' rights, and immigration law to personal injury, medical malpractice, and family law. Their reputable attorneys provide top-notch representation to individuals and businesses seeking practical guidance. When you choose Stok Kon + Braverman to handle your case, they will investigate the details of your situation, craft a strategy tailored to your specific needs, and spare no effort in pursuing the best possible case result.

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