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**LATITUDE ONE UNVEILS PLANS FOR BUSINESS CENTER
WITH MONTH-TO-MONTH LEASING IN DOWNTOWN MIAMI**

Flexible Workspace Solutions
Will Ensure Companies Are Fully Operational Within 24 Hours

Miami, FL (Nov. 30, 2009) – Today, Latitude One unveiled plans for the build out of two state-of-the-art, business center floors to cater to the growing demand for affordable and flexible office space from small businesses, downsized companies, displaced professionals, start-ups and international companies looking for a U.S. presence. Companies can have a presence at the Latitude One Business Center, starting at just \$195 per month for a Virtual Office Program.

The two floors will include 38 executive office suites, ranging from 100 to 200 square feet, as well as four conference rooms with state-of-the-art technology throughout. Once construction is complete, companies that covet the Brickell area, but not the square footage price tag, will be able to take advantage of these amenities as well as a prestigious, downtown office address with flexible contract terms.

Business Centers offer executives many benefits including immediacy, as fully-furnished, turn-key offices are move-in ready within 24 hours of contract signing, and flexibility, with short-term service agreements. In addition, Latitude One's Business Center will include a wide range of amenities including CISCO fully-integrated VOIP, meeting rooms and professionally staffed receptions. All-inclusive agreements will ensure tenants receive only one invoice per month covering all expenses, and the fixed cost will help small and large businesses budget accordingly.

"In the midst of uncertainty in the market, flexibility becomes the key factor for decision makers in terms of office space," explains Karen Fish-Will, President of Peabody Real Estate, LLC and Vice-President of Peabody Properties Miami which manages Latitude One. "Latitude One has successfully filled a niche with boutique firms, who some say are better positioned financially in this economy, by offering smaller spaces that are big on design with flexible, short-term leasing solutions,"

Distinguished by an elegant lobby and an array of professional amenities, Latitude One stands in the heart of Brickell's residential, financial and entertainment district which is home to more than 100 international and domestic financial institutions, the state and

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Federal courthouses and only 15 minutes from the Miami International Airport.

"We are looking at the new, business center floors not only as an amenity to Latitude One but also as an incubator and hub for new start up companies," explains Fish-Will. "Latitude One's new virtual office lounge will allow local and international companies to use our meeting space facilities and downtown Miami address to further grow their business."

At the center of the Miami River Renaissance, Latitude One features 230,000 square feet of masterfully-designed, Class-A office space designed by the world-renowned architectural firm Arquitectonica with floor-to-ceiling windows revealing unobstructed views of Biscayne Bay and the Brickell skyline. Beneath the architectural design is a relaxed atmosphere uncommon to similar, major metropolitan areas. At the focal point is the Riverfront Promenade which boasts a unique ambiance, Graziano's Restaurant and a turnkey space for a bistro with indoor and outdoor seating along the waterfront.

Latitude One is easily accessible to all major thoroughfares and only a short walk from the Metrorail and Metromover station. The building features valet parking, a secured, private parking garage, visitor screening and photo badges upon entry and high-speed elevators. Other on-site amenities include an OXXO concierge dry cleaning service and Pronto Car Wash.

For more information on Latitude One's Business Center, please call 305-529-6229 or email info@rightspacemanagement.com.

MORE ABOUT LATITUDE ONE

Located in the heart of Brickell, Latitude One is downtown Miami's premiere business address with 230,000 square feet of masterfully-designed, Class-A commercial office space spread out over 24 elegant floors. Latitude One was designed by the world-renowned architectural firm Arquitectonica, developed by Edward A. Fish Associates and built by family-owned Suffolk Construction with interior designs by Nick Luaces Design Associates. The sales office for Latitude One is located at 175 SW 7th Street, Suite 1612, Miami FL 33130. For more information, call 786.539.4884 or visit <http://www.latitudeonemiami.com>.

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