

From the South Florida Business Journal:

<https://www.bizjournals.com/southflorida/news/2018/03/30/hard-ten-to-relocate-to-miami-dade.html>

## New York clothing company to relocate headquarters to Miami-Dade

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HardTen Clothing will relocate its headquarters to northern Miami-Dade County from New York City in a move that will create dozens of jobs.

ComReal Miami represented Calico 2017, the landlord of the industrial building at 3360 N.W. 110th St., in signing a long-term lease for 47,500 square feet with HardTen Clothing, which does custom printing and design for its brand of T-shirts. NAI Weitz, Jeiss Realty and Easton & Associates represented the tenant in the deal.

ComReal commercial associate Edison Vasquez said HardTen Clothing plans to have 40 to 50 people working at this location. This follows a trend of more fashion and clothing design companies moving to Miami-Dade, as covered in a recent *Business Journal* cover story.

"We had tremendous activity on this building, with multiple offers," Vasquez said. "The great condition and location of the building made it a very attractive asset. Coincidentally, after the new tax law passed, we saw an increase in interest from companies from states such as New York and California."

HardTen Clothing's new headquarters is just west of the Miami Dade College's North Campus, and about five blocks south of the Gratigny Parkway. Calico 2017 acquired the building for \$2.94 million in July 2017.

Vasquez said extensive renovations by the new owner – such as a new roof, improved office space and additional loading doors – made it more attractive to tenants. HardTen Clothing leased the entire building.

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HardTen Clothing will move its headquarters to 3360 N.W. 110th St. in Miami-Dade County.