

5405 OKEECHOBEE BLVD • WEST PALM BEACH OFFICE AND MEDICAL SPACE FOR LEASE



PROPERTY HIGHLIGHTS

- Professionally managed and impeccably maintained professional office/medical property.
- Unmatched building exposure and visibility to over 66,000 passing cars daily.
- Tons of parking with +/- **5 spaces per 1,000 square feet** (157 total parking spaces).
- Monument signage fronting Okeechobee Blvd. available to qualified tenants.
- Easy access to Florida's Turnpike less than 1 mile west of the property and I-95 less than 3 miles east of the property via Okeechobee Boulevard.
- Great location with immediate access to public transit, restaurants, shopping, and hotels.
- Minutes away from Downtown West Palm Beach and Palm Beach International Airport.

AVAILABLE SPACE

- Suite 101 – ±4,710 RSF – Base Rent: \$20.00 PRSF NNN + \$9.26 PRSF CAM
- Suite 300 – ±2,720 RSF – Base Rent: \$18.00 PRSF NNN + \$9.26 PRSF CAM
- Suite 301 – ±1,776 RSF – Base Rent: \$18.00 PRSF NNN + \$9.26 PRSF CAM

Thomas R. Gibson, Broker
561.776.9300
trg@assetspecialists.com



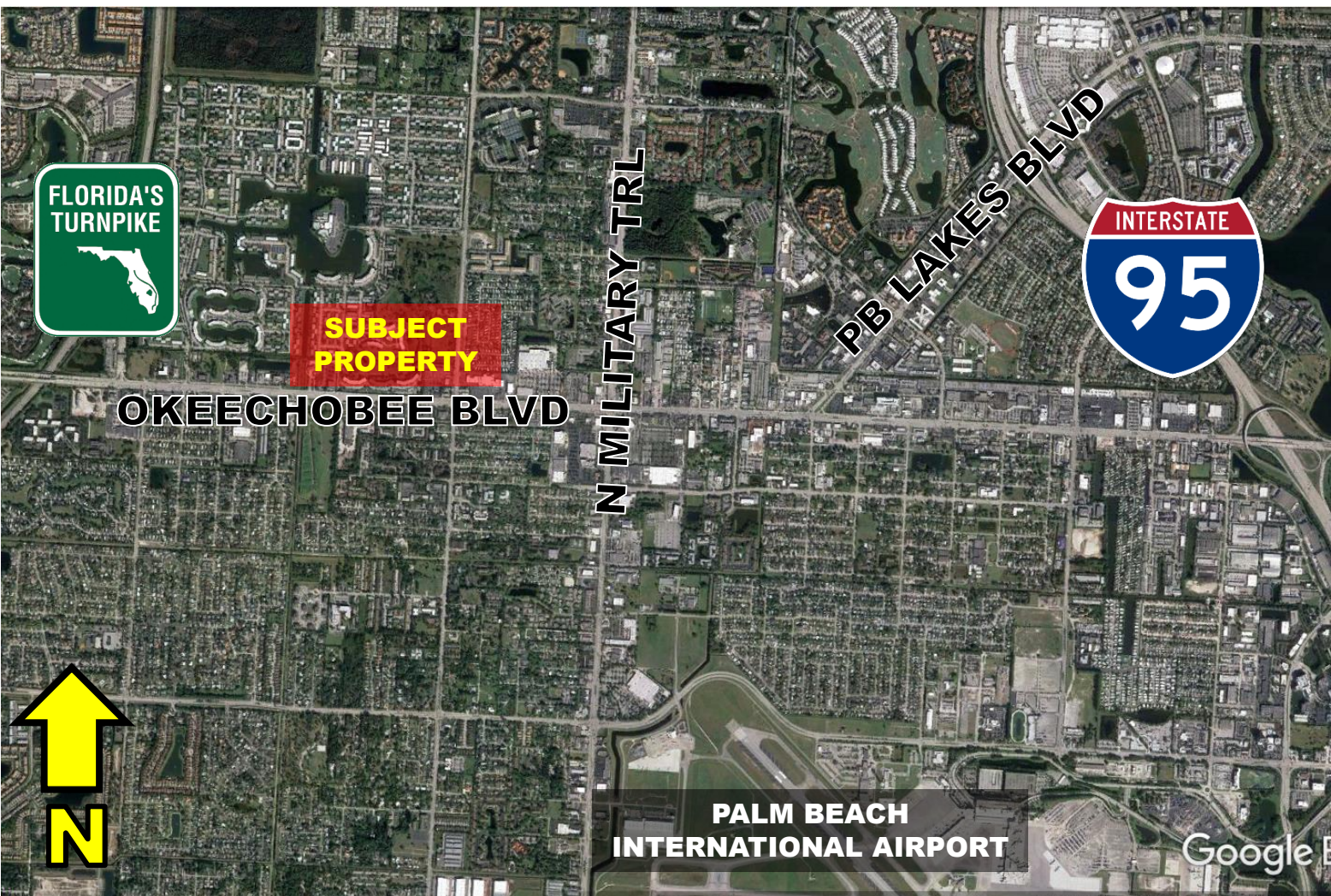
A S S E T
SPECIALISTS, INC.

Asset Specialists, Inc.
3710 Buckeye Street • Suite 100
Palm Beach Gardens, FL 33410



LOCATION INFORMATION

Minutes to I-95, Florida's Turnpike and Downtown WPB



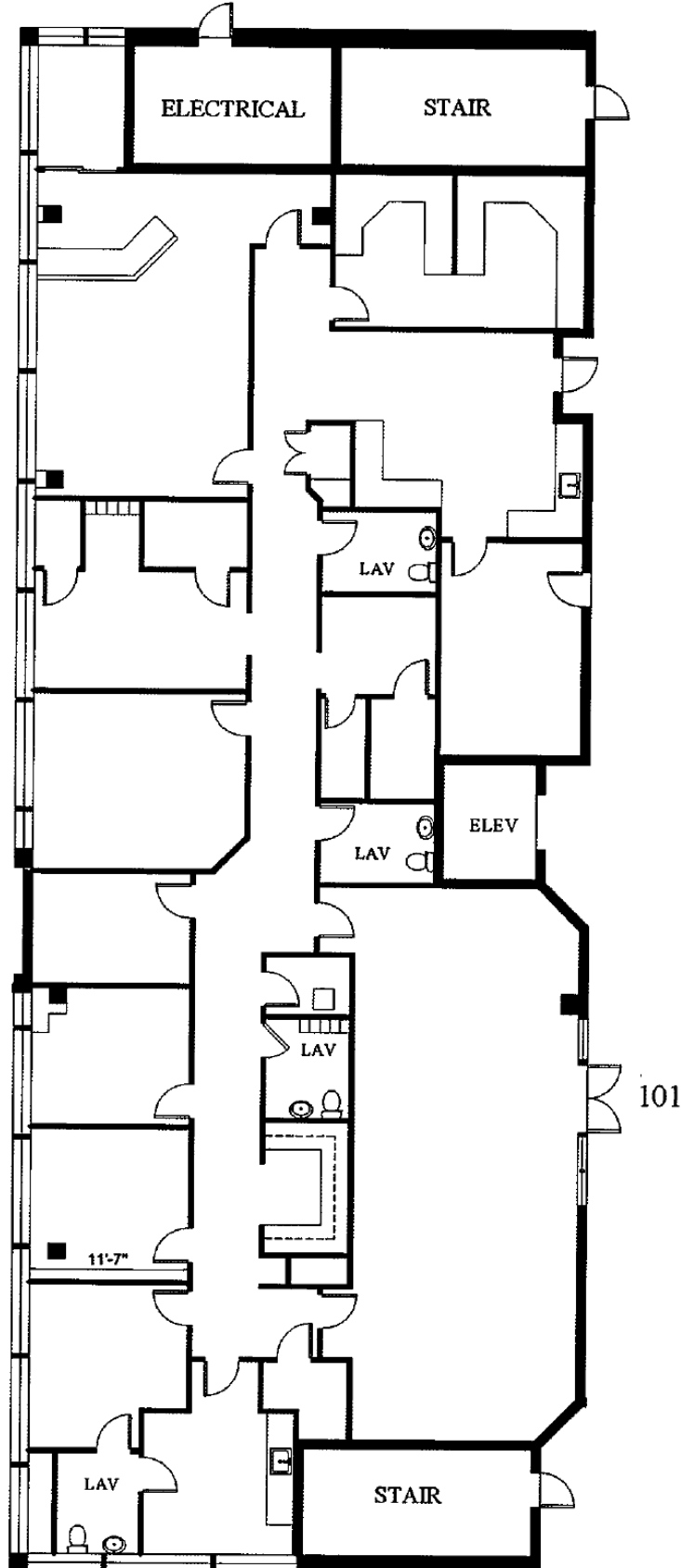
Destinations	Distance (Miles)	Travel Time
Florida's Turnpike	0.70	1 min
Interstate 95	3	5 mins
Palm Beach International Airport	3.8	10 mins
Downtown West Palm Beach	4	10 mins

subject to errors, omissions, prior sale or lease, change in price and withdrawal



FLOOR PLAN

Suite 101 • 4,710 Rentable Square Feet

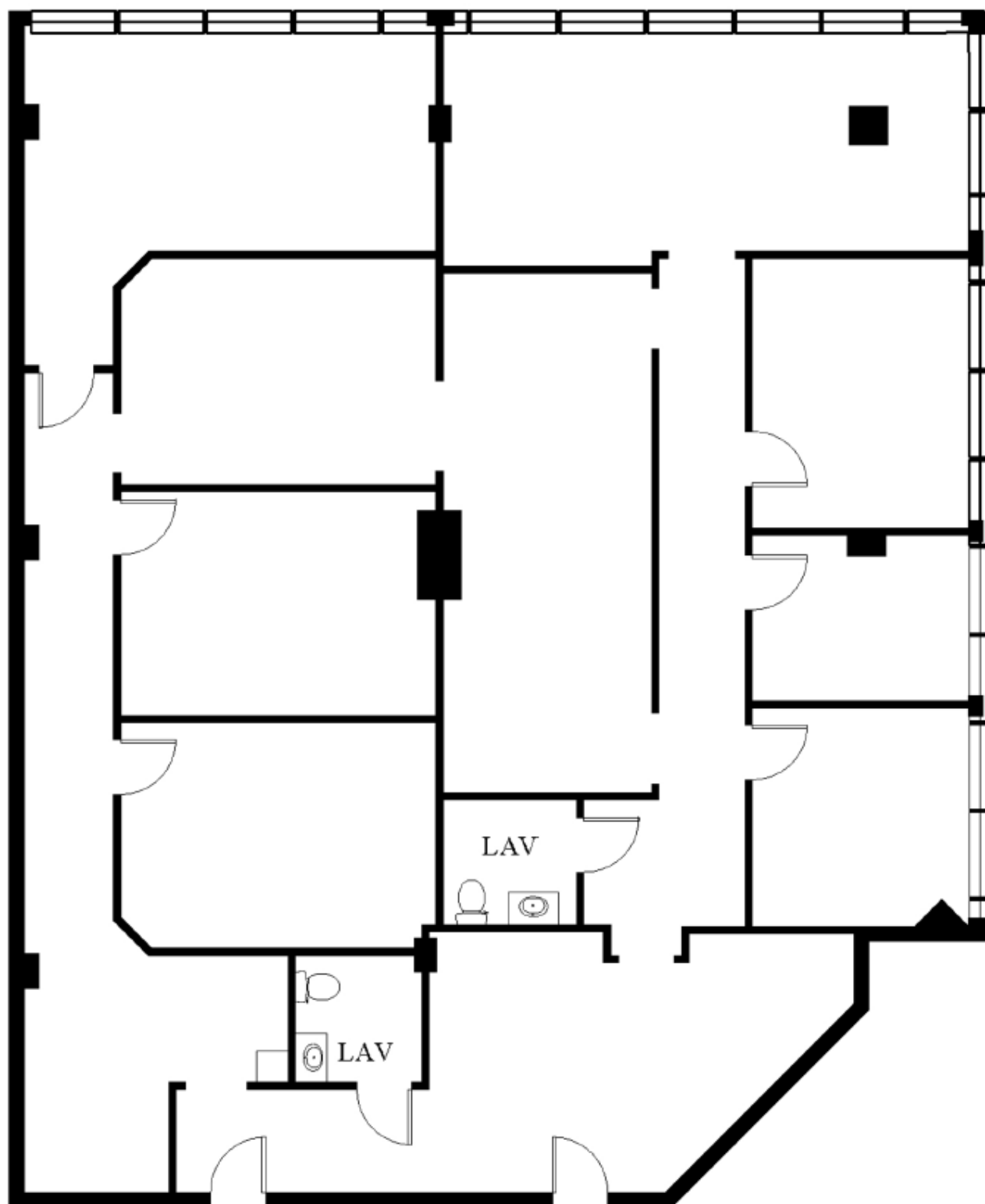


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FLOOR PLAN

Suite 300 • 2,720 Rentable Square Feet

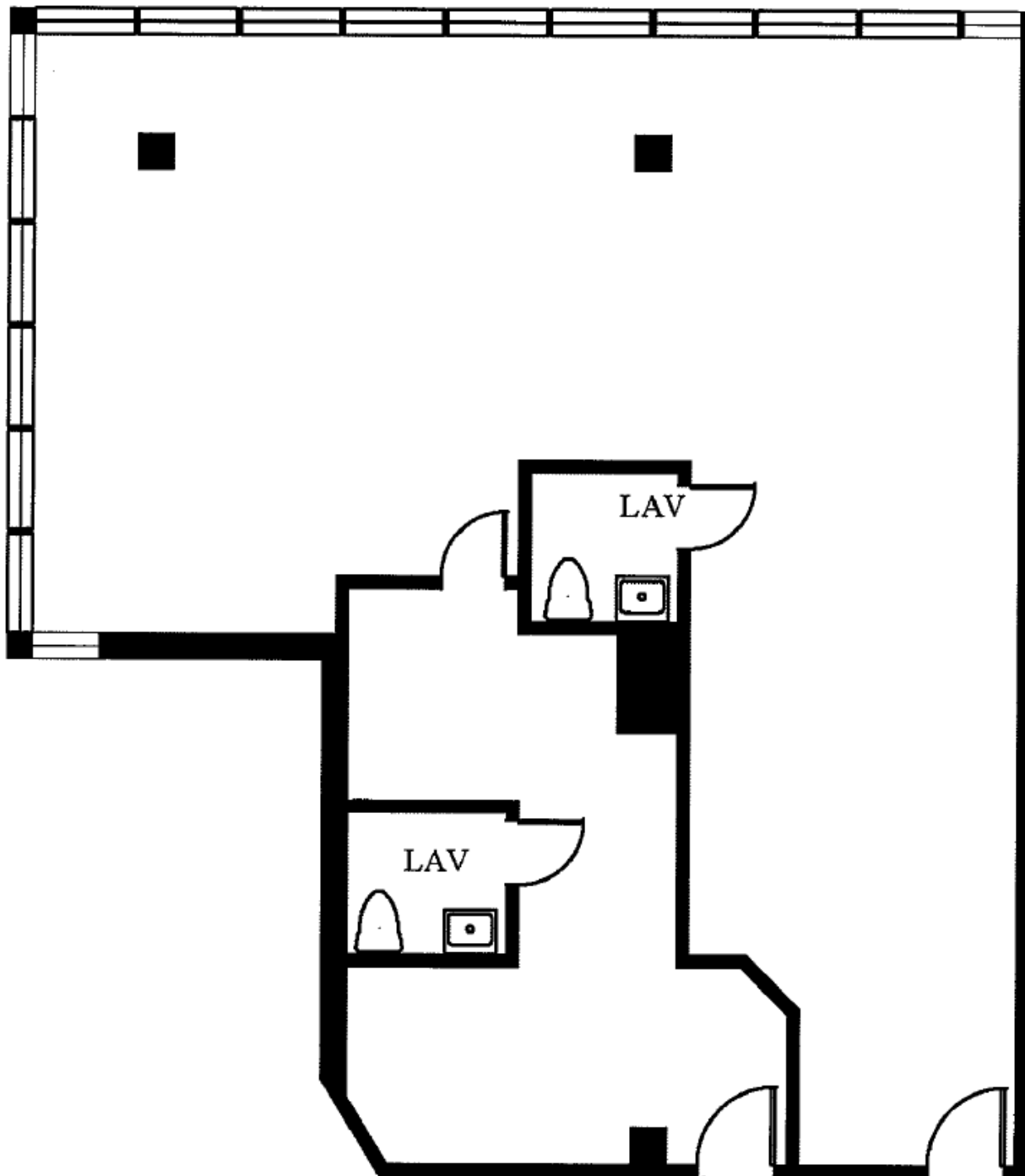


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FLOOR PLAN

Suite 301 • 1,776 Rentable Square Feet



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COMMERCIAL REAL ESTATE SERVICES



BRINGING THE
RIGHT PEOPLE TOGETHER
AT THE **RIGHT TIME.**

EXCEPTIONALLY
NETWORKED.
A **UNIQUE ADVANTAGE.**



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