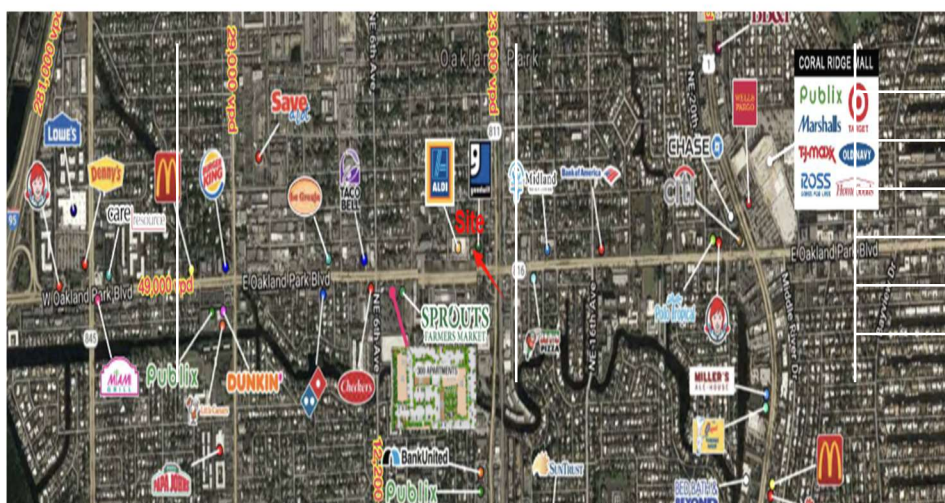


For Sale

Property Highlights

- High profile, free-standing, 3,600 square foot renovated retail building (60' x 60').
- Potential for expansion, subject to City of Oakland Park approval.
- Easy ingress & egress. Highly visible with prime window exposure on Oakland Park Blvd.
- Heavy vehicular traffic.
- Next door to Aldi and co-tenant Blick Art Supplies.
- 19 parking spaces in the front with more available in the rear.
- Kitchen and Bath tenant vacating July 2025.
- Approx. one-half mile to Brightline Station.
- Midway between I-95 and Federal Highway (US1).
- Just west of Dixie Highway.
- Numerous luxury residential projects announced for the area.
- Approx. one-half mile to the mixed-use project anchored by Sprouts Market & multiple apartment buildings bordering Wilton Manors.
- Approx. one-half mile to the future Horizon at Oakland Park multi-use project in Downtown Oakland Park.
- Offered at **\$2,340,000**

1097 E. Oakland Park Boulevard Ft. Lauderdale (Oakland Park) Florida



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