



FOR SALE

# 1000 SOUTHERN BLVD

1000 SOUTHERN BLVD, WEST PALM BEACH, FL 33405

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PROPERTY DESCRIPTION

1000 Southern Boulevard is a 7,854-square-foot freestanding building located just east of Southern Boulevard and I-95 in West Palm Beach. The site has prime visibility, ease of access, and private parking. This two-story building features renovated office finishes and split floor plans, making it a prime opportunity for an owner-user or an investment. The property is just 3 miles from downtown West Palm Beach, CityPlace, Clematis Street, Palm Beach International Airport, Brightline, and the prestigious Palm Beach Island.

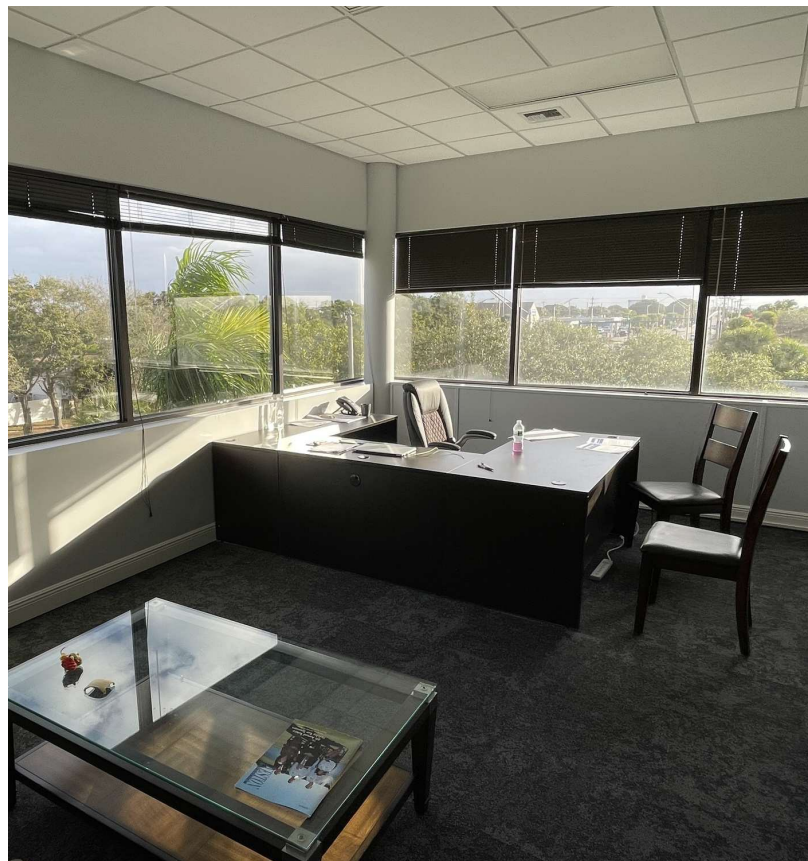
PROPERTY HIGHLIGHTS

- Premier CBS two-story owner-user office opportunity
- In close proximity to I-95, downtown West Palm Beach, and Palm Beach Island, as well as multiple restaurants, hotels, Drive Shack, and Palm Beach International Airport
- Located just east of I-95 on Southern Boulevard
- Building signage available
- 26 total parking spaces (10 covered)

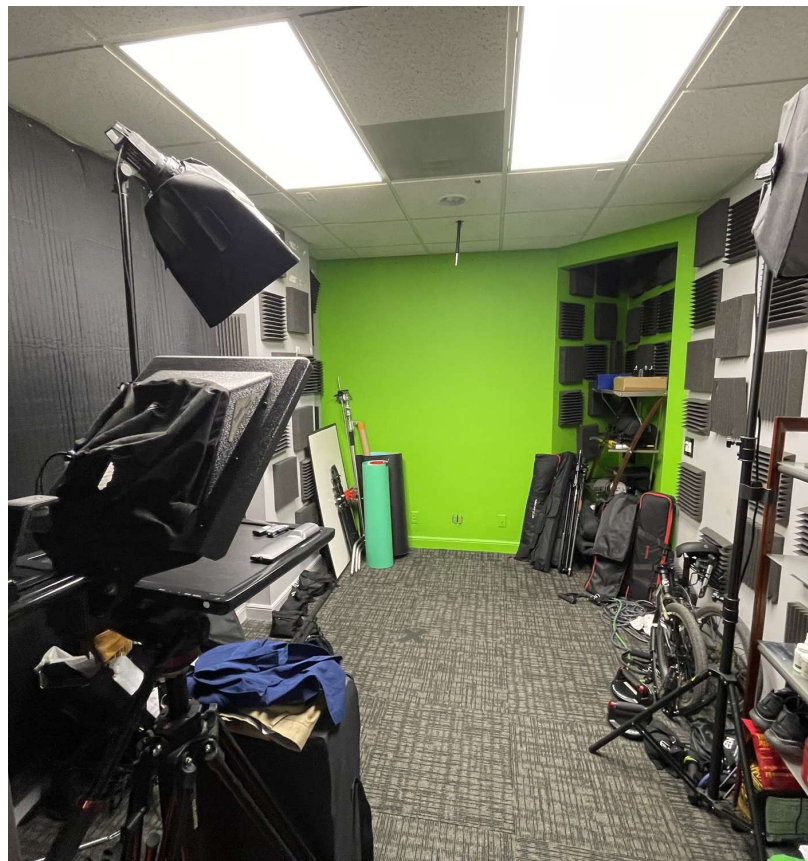
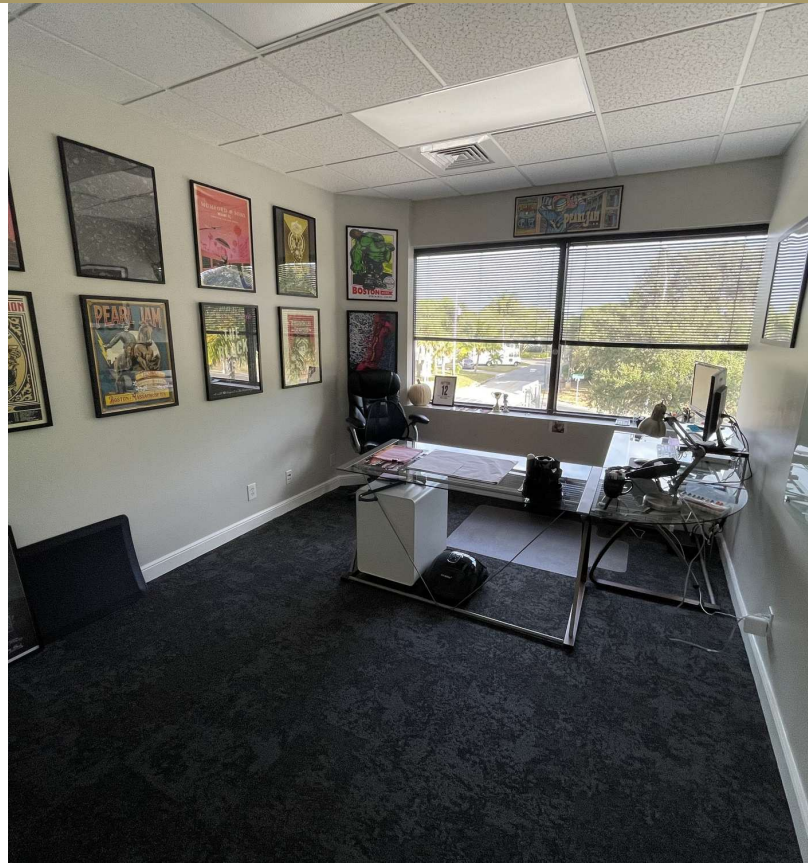
OFFERING SUMMARY

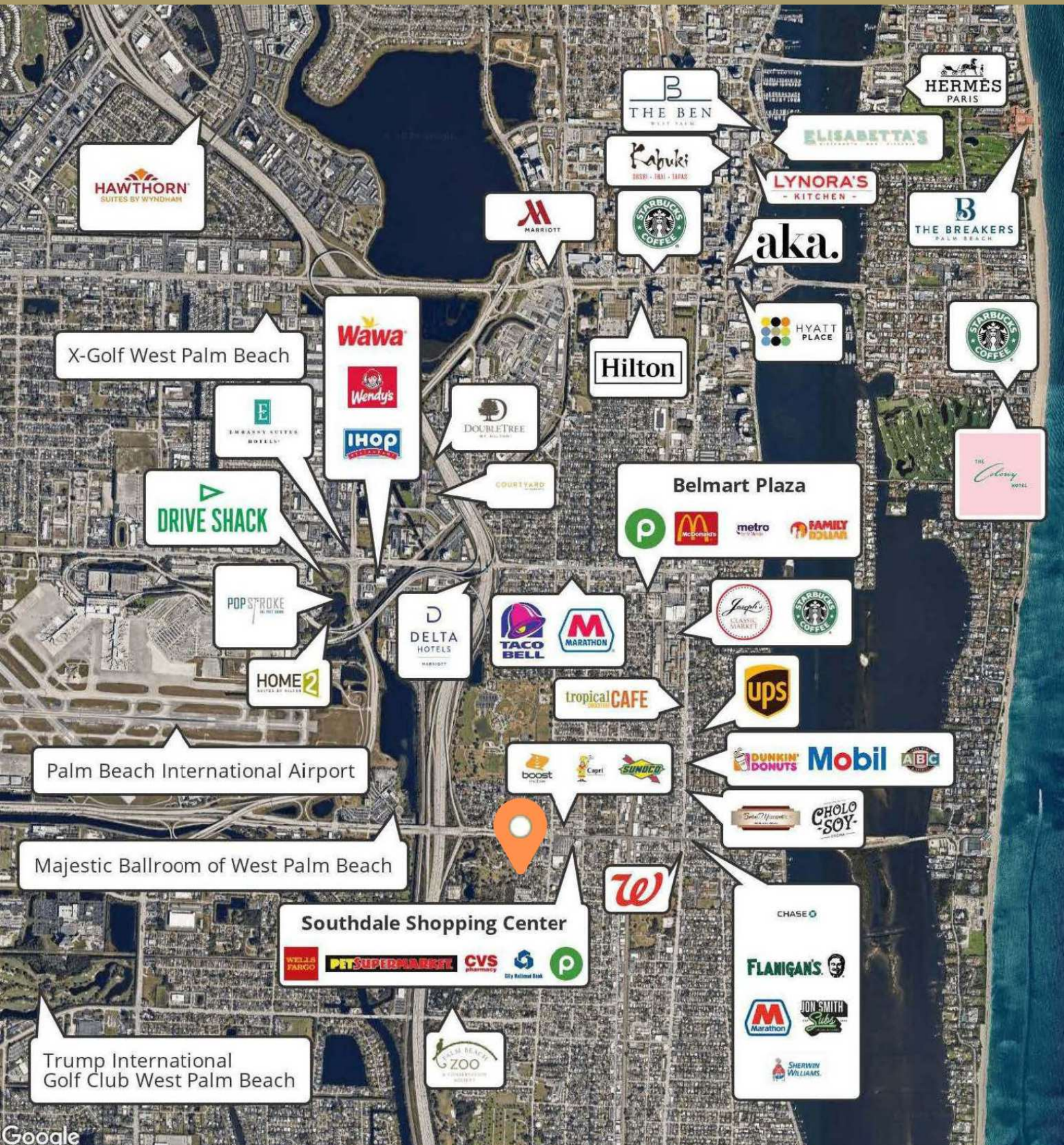
Sale Price:	\$4,449,000
Stories:	2
Lot Size:	0.29 Acres
Building Size:	7,854 SF

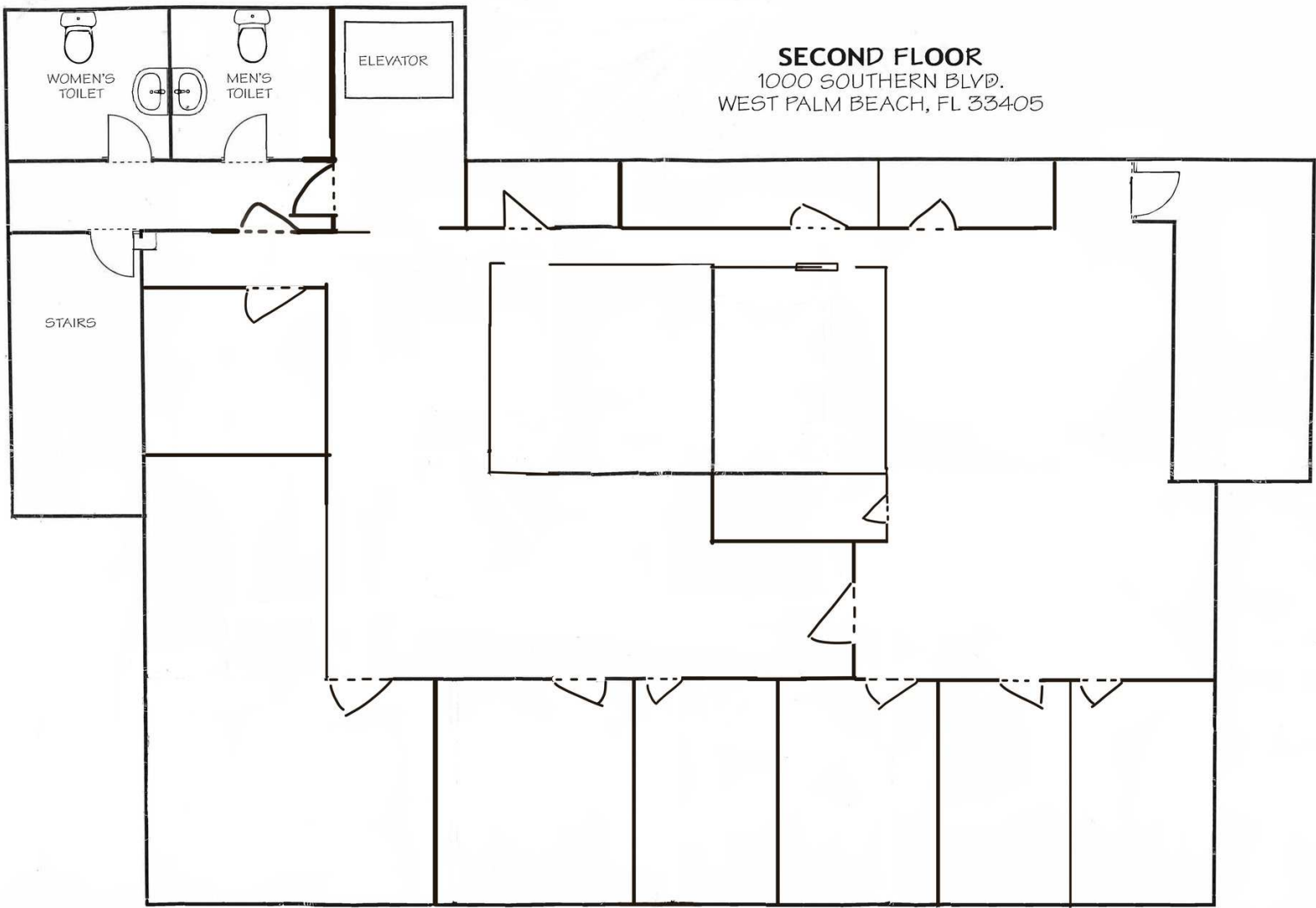
DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,304	35,034	109,818
Total Population	13,725	86,930	282,141
Average HH Income	\$87,921	\$98,549	\$84,845

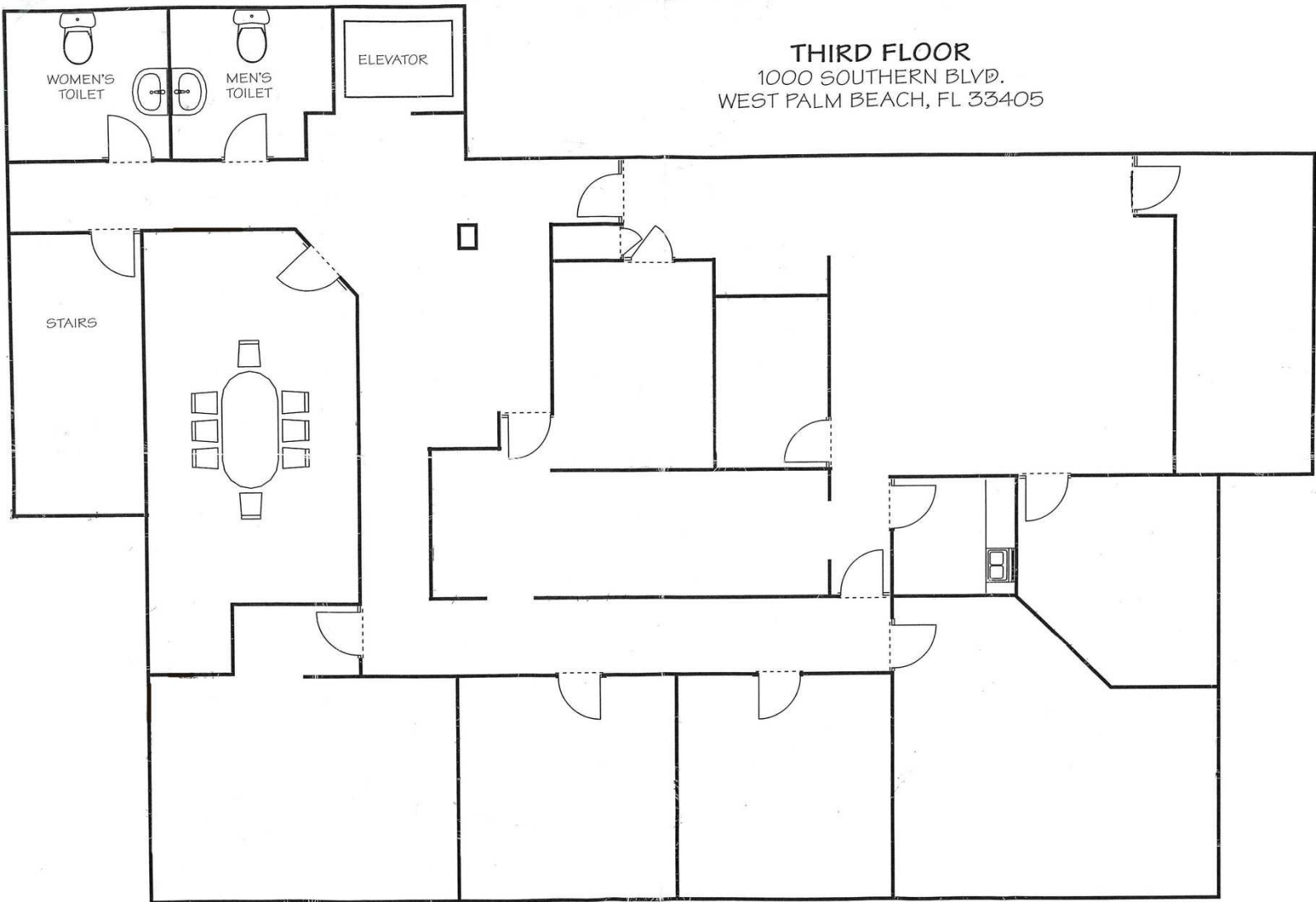


1000 SOUTHERN BLVD  
ADDITIONAL PHOTOS



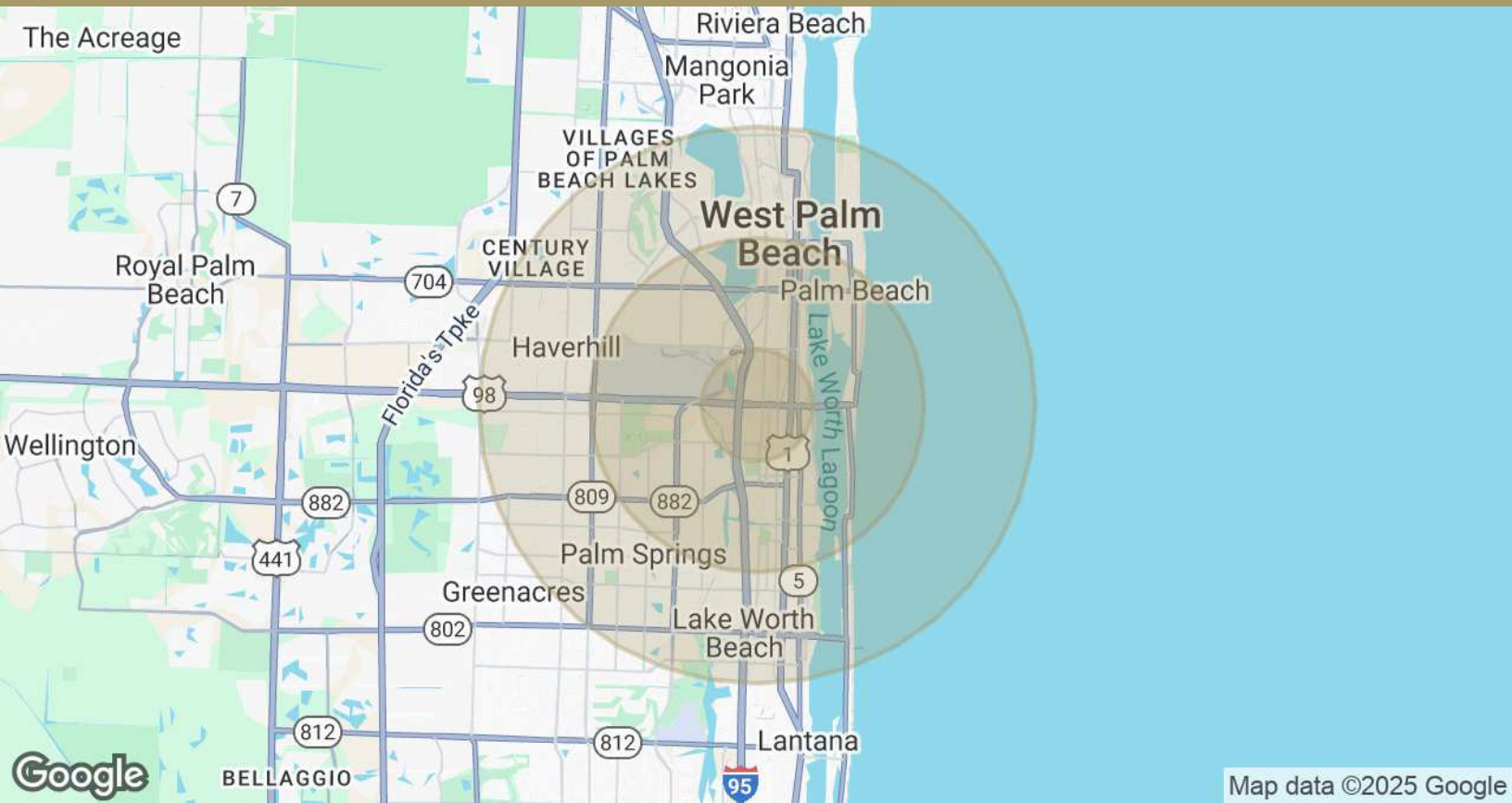






THIRD FLOOR  
1000 SOUTHERN BLVD.  
WEST PALM BEACH, FL 33405

1000 SOUTHERN BLVD  
DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,725	86,930	282,141
Average Age	41	42	41
Average Age (Male)	40	42	40
Average Age (Female)	42	43	42
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,304	35,034	109,818
# of Persons per HH	2.6	2.5	2.6
Average HH Income	\$87,921	\$98,549	\$84,845
Average House Value	\$519,986	\$504,367	\$383,929

Demographics data derived from AlphaMap