Property Highlights

Address:	3300 NE Indian River Dr. Jensen Beach, FL 34957
Lease Rate:	$35.00/SF NNN
Total Building Size:	23,665 SF
Available Space:	1,682 SF
Parking:	Off-street parking
Traffic Counts:	17,600 AADT on NE Jensen Beach Blvd 7,500 AADT on NE Indian River Dr

Property Overview

Positioned in the heart of Jensen Beach, this ±1,682 SF inline retail space offers a prime opportunity within a well-established plaza at the corner of NE Indian River Drive and NE Jensen Beach Boulevard. The property provides strong visibility and steady local traffic from both residents and visitors, supported by 17,600 vehicles per day along Jensen Beach Boulevard and 7,500 along Indian River Drive. Ample off-street parking ensures convenient access for customers and staff alike.

Surrounded by popular local businesses and just steps from downtown Jensen Beach, the plaza benefits from consistent foot traffic throughout the year. Seasonal and weekly events—including A Taste of Jensen in December and Jammin' Jensen every Thursday night—draw visitors to the area and create a lively atmosphere for retailers and service providers.

This space is an excellent opportunity for a retail, boutique, or service-oriented tenant seeking to join a thriving coastal community and tap into the energy of one of Martin County's most active destinations.

SUBJECT
±1,682 SF RETAIL

NE INDIAN RIVER DR

DOWNTOWN RETAIL SPACE | 3300 NE INDIAN RIVER DR, JENSEN BEACH, FL 34957

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LOOKING SOUTH

St Lucie River

The Cabana
AT JENSEN DUNES®

Publix.

Ocean Breeze
RESORT

CINCO
de MAYO

TROPICAL
NEKTAR

Indian River

The Bonk
House

Jensen Beach

Jensen Beach Inn

SUBJECT

±1,682 SF RETAIL

Jan's Place

Jo Jo's Kitchen
BURRITOS, BOWLS, SALADS & MORE

Thirsty Turtle

NE JENSEN BEACH BLVD

MULLIGAN'S

ISLAND BOOB

CRAWDADDYS

BROTH

SUNDANCE MARINE

NE INDIAN RIVER DR

NE RICOU TER

TILTON & TILTON LAW, P.A.
Attorneys At Law

Lures

DOWNTOWN RETAIL SPACE | 3300 NE INDIAN RIVER DR, JENSEN BEACH, FL 34957

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Indian River

SUBJECT
±1,682 SF RETAIL

Lures

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BROTH
Jensen Beach, FL

Jensen Beach Inn
HOTEL

Thirsty Turtle
Grill

JO JO'S KITCHEN
BURRITOS, BOWLS, SALADS & MORE

CRAWDADDYS

Jensen Beach

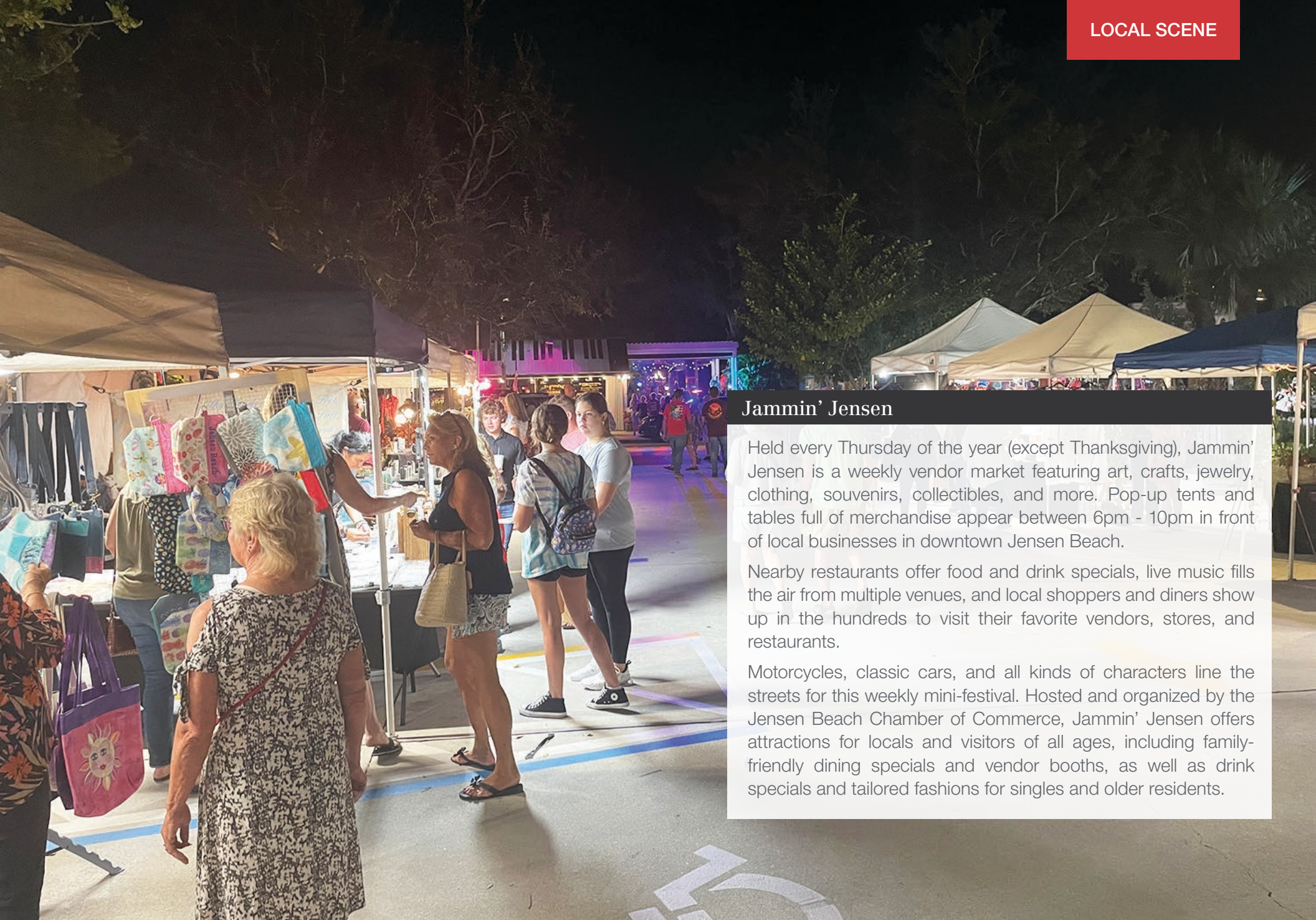ISLAND ROOT
KAVA BAR

MULLIGAN'S

SUNDANCE MARINE

Jan's Place

NE JENSEN BEACH BLVD

NE INDIAN RIVER DR

DOWNTOWN RETAIL SPACE | 3300 NE INDIAN RIVER DR, JENSEN BEACH, FL 34957
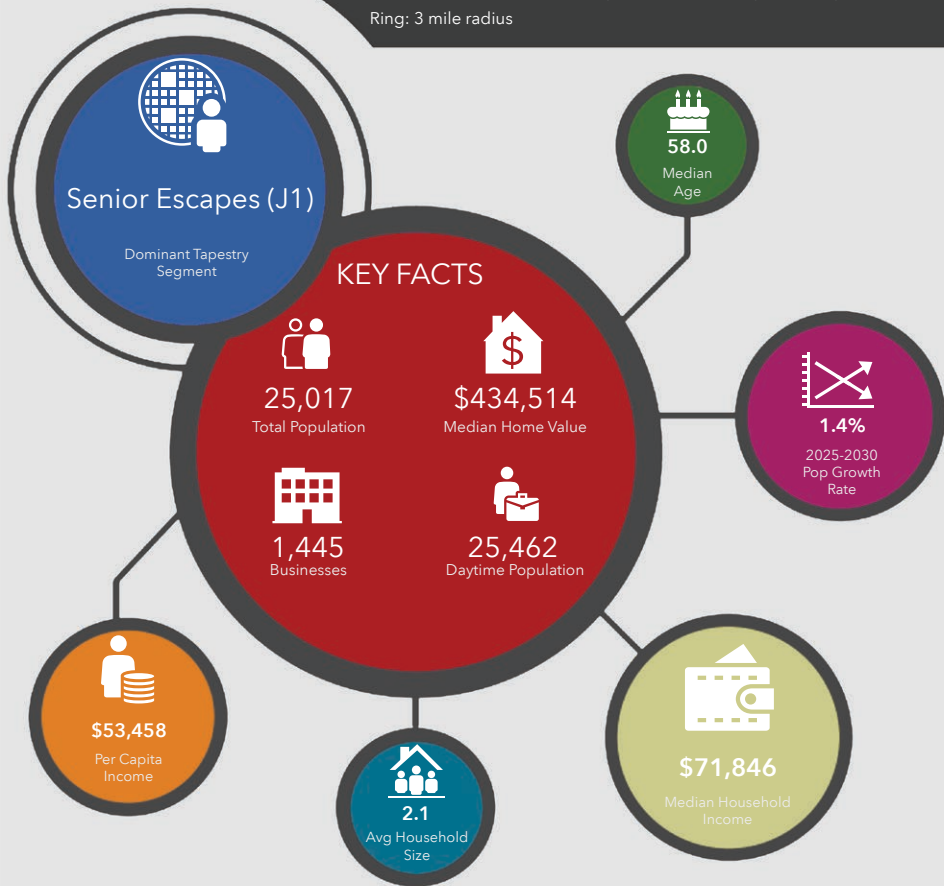
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Jammin' Jensen

Held every Thursday of the year (except Thanksgiving), Jammin' Jensen is a weekly vendor market featuring art, crafts, jewelry, clothing, souvenirs, collectibles, and more. Pop-up tents and tables full of merchandise appear between 6pm - 10pm in front of local businesses in downtown Jensen Beach.
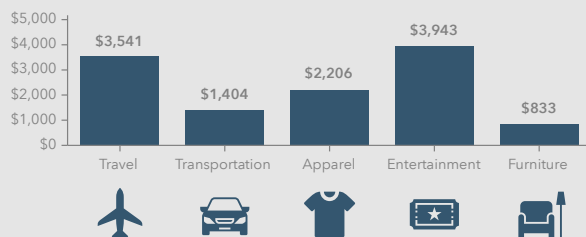
Nearby restaurants offer food and drink specials, live music fills the air from multiple venues, and local shoppers and diners show up in the hundreds to visit their favorite vendors, stores, and restaurants.

Motorcycles, classic cars, and all kinds of characters line the streets for this weekly mini-festival. Hosted and organized by the Jensen Beach Chamber of Commerce, Jammin' Jensen offers attractions for locals and visitors of all ages, including family-friendly dining specials and vendor booths, as well as drink specials and tailored fashions for singles and older residents.

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3300 NE Indian River Dr, Jensen Beach, Florida, 34957
Ring: 3 mile radius

Senior Escapes (J1)
Dominant Tapestry Segment

KEY FACTS

58.0
Median Age

25,017
Total Population

$434,514
Median Home Value

1.4%
2025-2030 Pop Growth Rate

1,445
Businesses

25,462
Daytime Population

$53,458
Per Capita Income

$71,846
Median Household Income

2.1
Avg Household Size

Population

1 Mile:	3,855
3 Miles:	25,017
5 Miles:	70,931

Average Household Income

1 Mile:	$105,189
3 Miles:	$109,861
5 Miles:	$108,470

Median Age

1 Mile:	55.4
3 Miles:	58.0
5 Miles:	56.2

KEY SPENDING FACTS

Travel	Transportation	Apparel	Entertainment	Furniture
$3,541	$1,404	$2,206	$3,943	$833

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COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

DOWNTOWN RETAIL SPACE | 3300 NE INDIAN RIVER DR, JENSEN BEACH, FL 34957

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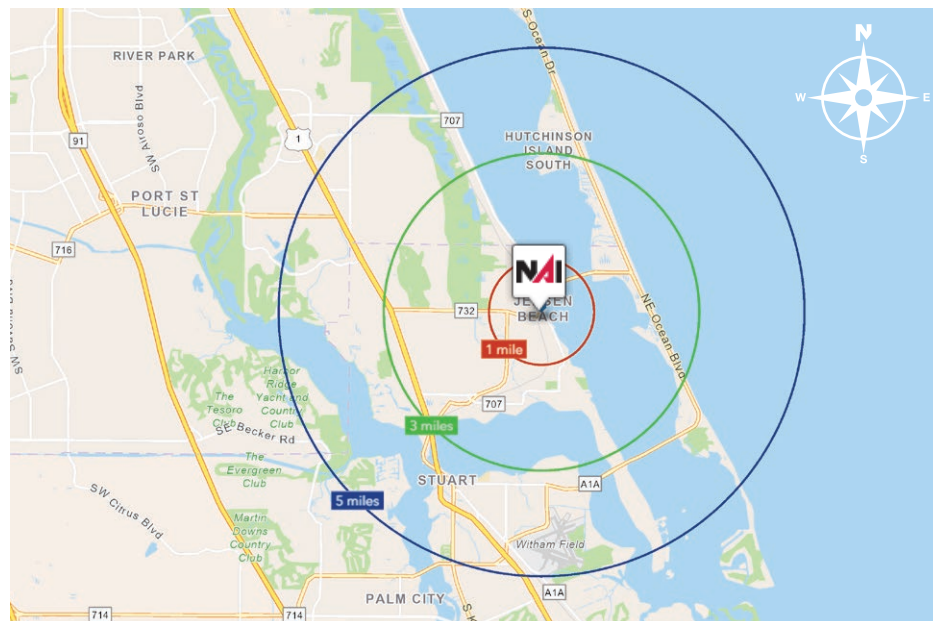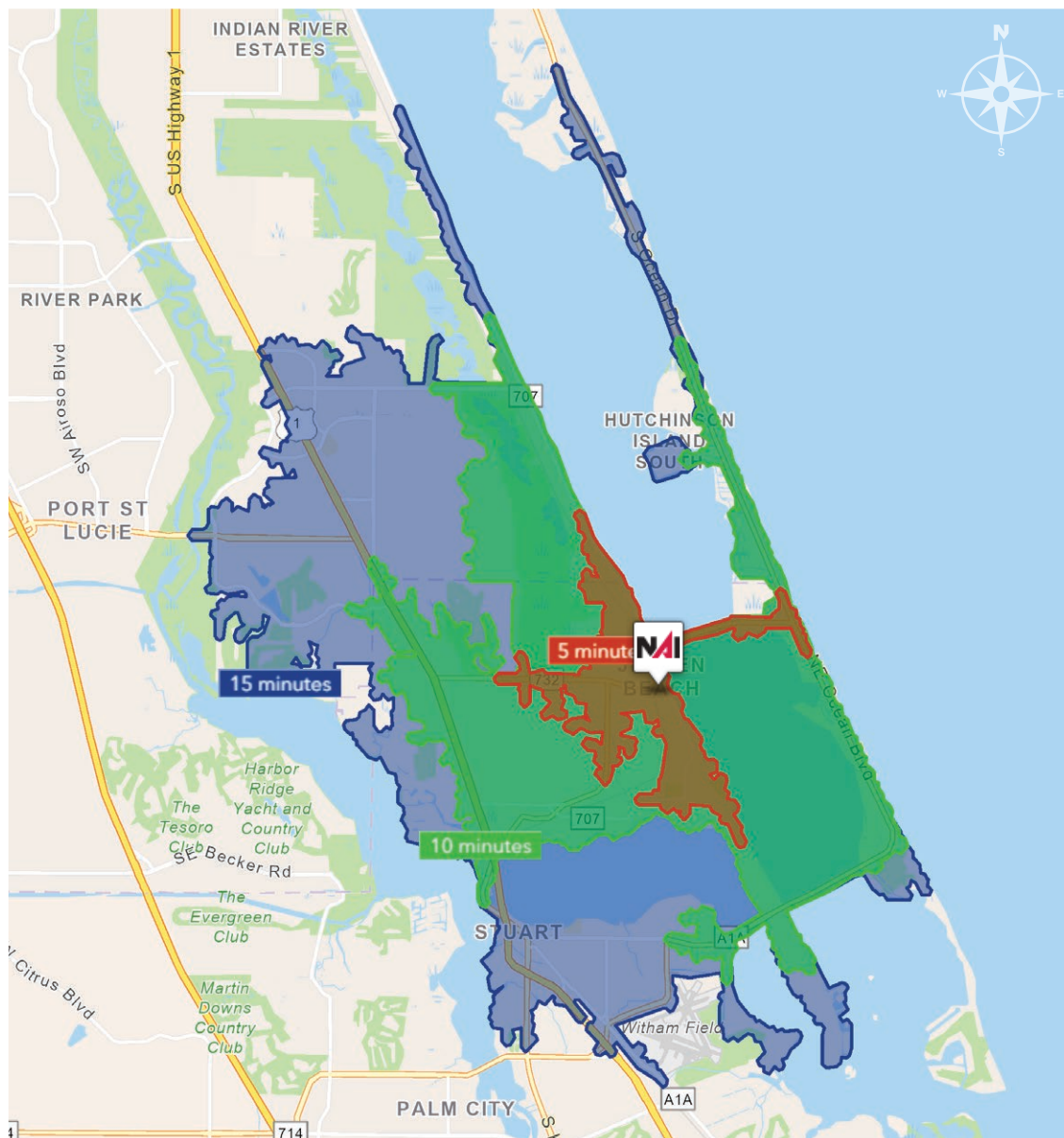
5 Minutes	10 Minutes	15 Minutes
5,422 2010 Population	26,728 2010 Population	65,140 2010 Population
6,154 2025 Population	30,356 2025 Population	74,257 2025 Population
0.91% 2025-2030 (Annual) Est. Population Growth	1.42% 2025-2030 (Annual) Est. Population Growth	1.30% 2025-2030 (Annual) Est. Population Growth
57.0 2025 Median Age	59.0 2025 Median Age	55.8 2025 Median Age
$105,587 Average Household Income	$113,647 Average Household Income	$103,555 Average Household Income
51.1% Percentage with Associates Degree or Better	52.8% Percentage with Associates Degree or Better	47.1% Percentage with Associates Degree or Better
58.3% Percentage in White Collar Profession	66.9% Percentage in White Collar Profession	61.4% Percentage in White Collar Profession

DOWNTOWN RETAIL SPACE | 3300 NE INDIAN RIVER DR, JENSEN BEACH, FL 34957

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Jensen Beach, Florida

Jensen Beach, located in the Treasure Coast region of Florida, is a beautiful seaside town known for its stunning beaches, crystal-clear waters, and abundant wildlife. The town is surrounded by the Indian River Lagoon, St. Lucie River, and the Atlantic Ocean, providing visitors with ample opportunities for water-based activities such as fishing, boating, and swimming. Jensen Beach is also known for its vibrant downtown area, which features numerous restaurants, shops, and art galleries. The area is home to several festivals and events throughout the year, including the Pineapple Festival, which celebrates the town's history as a pineapple producer.

One of the most popular attractions in Jensen Beach is Hutchinson Island, which is located just across the St. Lucie Inlet. The island is home to miles of unspoiled beaches, perfect for swimming, sunbathing, and shelling. The island is also home to several state parks, including the Savannas Preserve State Park, which features hiking trails and a variety of wildlife viewing opportunities. Whether you're looking for a relaxing beach vacation or an outdoor adventure, Jensen Beach has something for everyone.
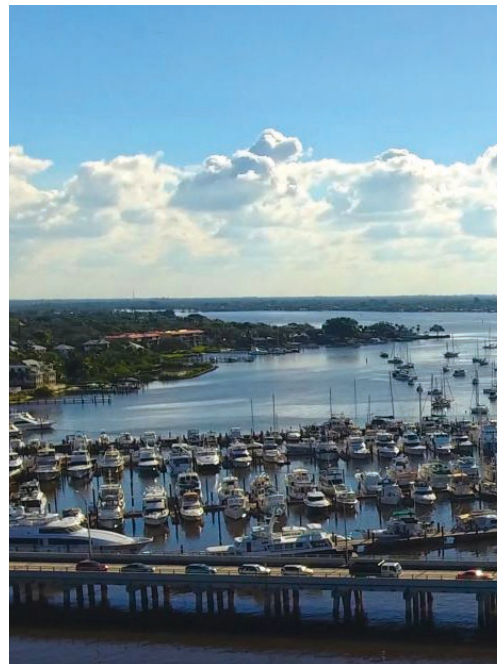
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Martin County, Florida

The cities that make up Martin County include Jensen Beach/Rio, Stuart/Sewall's Point, Hutchinson Island, Hobe Sound, Jupiter/ Tequesta, Palm City, Port Salerno and Indiantown. Martin County is a wonderful place to visit and live, with beaches, golf, fishing and boating. The County boasts arts, quaint downtowns with shops, gourmet dining, galleries, museums, historic places, festivals and more.

Martin County is for...

The golf enthusiast... Martin County is home to over 35 world-class golf courses all within a 15-mile radius. The sun worshiper... The County offers its visitors and residents alike some of the finest beaches on the east coast. The discriminating arts shopper...More than 20 galleries participate in a monthly First Thursday gallery night. Many of these galleries are in the historic downtowns of Stuart, Jensen Beach, Port Salerno and Hobe Sound. The music lover...The historic Lyric Theatre offers a wide array of first-class talent nearly 300 days a year...This acoustically amazing theatre features concerts for all music lovers, from classical to rock and roll, and theatrical performances by local and national talent.

Mark your calendars for a plethora of events to look forward to in Martin County, Florida. The Stuart Air Show, Stuart Boat Show, ArtsFest, and the Martin County Fair are just some of the many events taking place throughout the year. The Treasure Coast Children's Museum, located at Indian Riverside Park, is a great place for kids and families, offering a water play area, fishing, and a riverfront view. Often, there are events in the park including concerts, orchid shows, and more. Indian Riverside Park also features the Maritime and Yachting Museum. Hutchinson Island is home to the Elliott Museum which celebrates the genius of innovation, creativity and the historical events of Martin County. Named after the prolific inventor Sterling Elliott, the museum hosts permanent exhibits showcasing Model A Trucks, early transportation, the history of Stuart and its surrounding regions, and baseball memorabilia. For the scientifically minded and curious kids, the Florida Oceanographic Coastal Center offers fun opportunities to learn about our local ecosystem.

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SUBJECT
±1,682 SF RETAIL

LICK N' PICK

Your Sign Here

IAN & KYE'S PIZZA

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Downtown Retail Space
3300 NE Indian River Dr, Jensen Beach, FL 34957

FOR LEASE:
$35.00/SF NNN

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