

# Retail/QSR For Lease



## 302 RACETRACK RD NW | FORT WALTON BEACH 3,644 SF | MEDIAN CUT | \$28/FT BASE RENT

Now available for lease: a 3,644 SF retail/QSR space situated on 1.15 acres along the high-traffic corridor of Racetrack Road NW in Fort Walton Beach, with 26,000 AADT.

This property offers a drive-through, full kitchen buildout with FF&E, and excellent access via a median cut. The site's layout provides ample parking and visibility, ideal for restaurant or retail users seeking a prime, turnkey location. Base rent: \$28.00/SF.



1.15  
ACRES



POPULATION  
42,000  
<3 MILE



AVERAGE INCOME  
\$75,000



MEDIAN  
PRICE RANGE  
\$350,000



AADT  
26,000



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