

Rialto Place Office Tower

Office Space Opportunity

100 Rialto Place
Melbourne, FL 32901
www.cbre.com/melbourne

±2,074 SF to ±7,953 SF For Immediate Availability



Rialto Place Office Tower

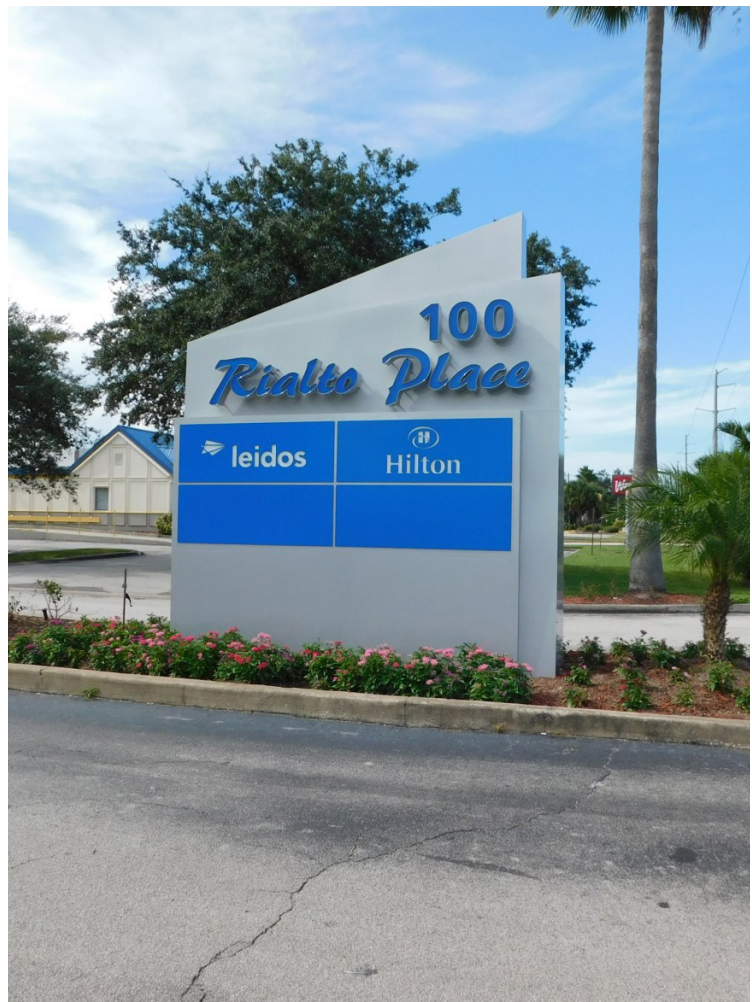
100 Rialto Place | Melbourne, FL 32901

Property Details

Class A Opportunity

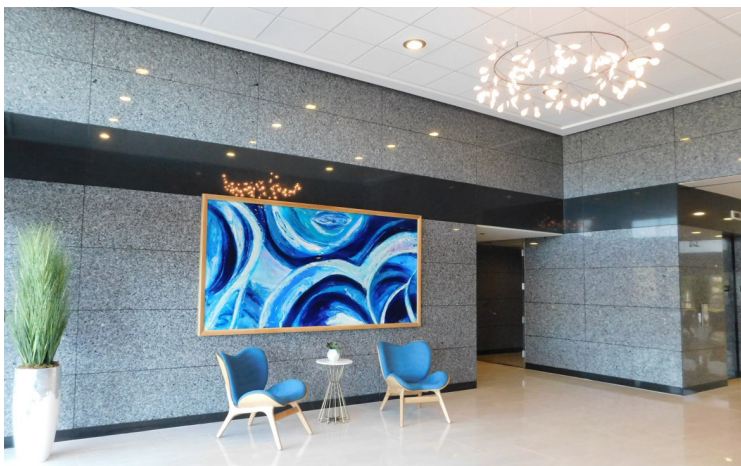
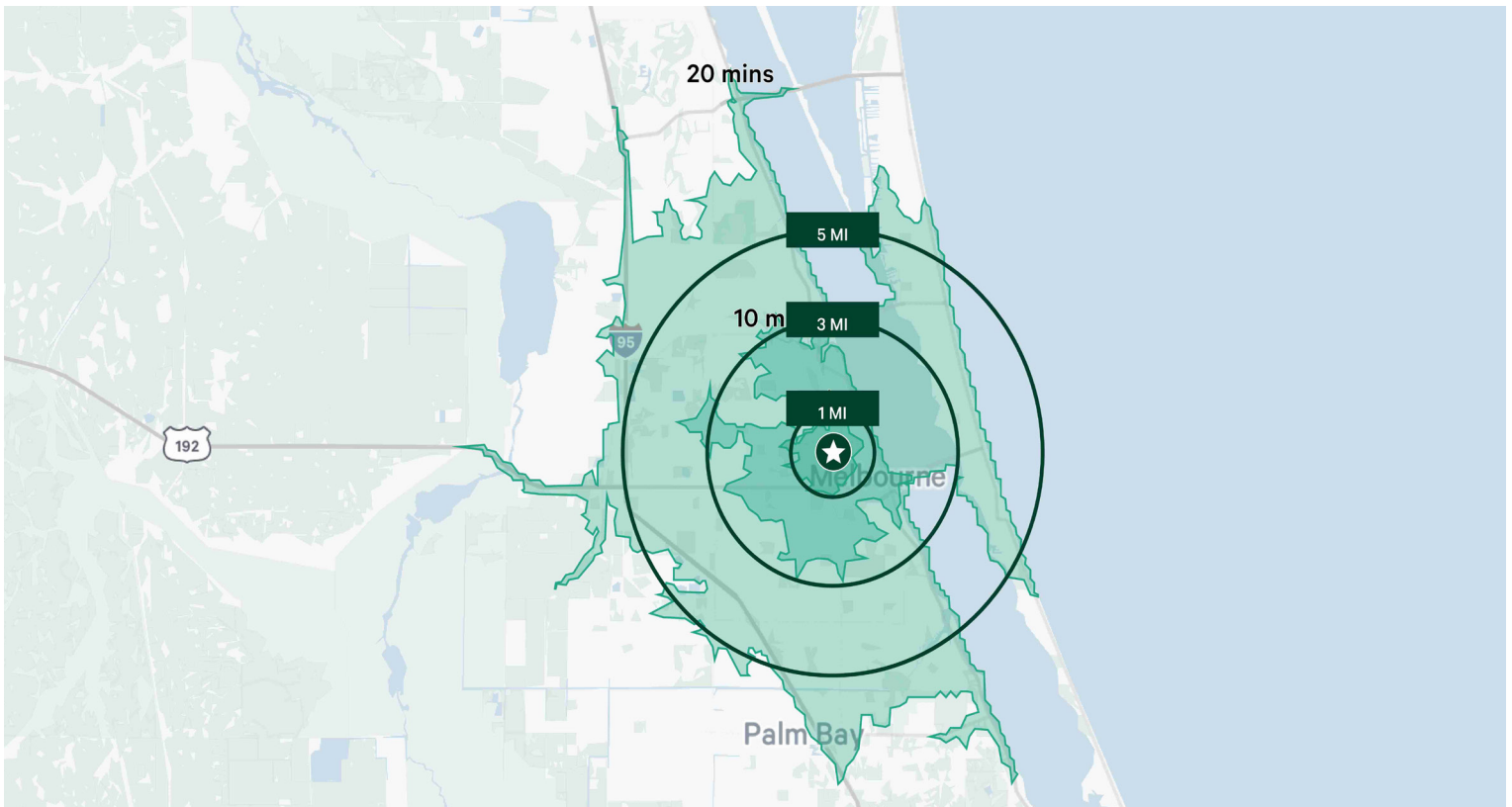
Rialto Place Office Tower in Melbourne, FL is a prestigious 10-story high-rise office building whose tenants include Fortune 500 companies. It features Class A finishes, new common area renovations and an on-site fitness center. Its location provides stunning panoramic views and close proximity to the Melbourne Orlando International Airport, US 1 and I-95.

- + Space Available: $\pm 2,074$ SF to $\pm 7,953$ SF
- + Asking Rate: \$20.00 SF/NNN
- + Suite 900 Asking Rate: \$22.00 SF/NNN
 - Space Size: 7,953 SF
 - Available June 2026
 - Excellent buildout that offers a river view
- + Largest Class "A" (10 Story) High Rise located in Brevard County
- + Adjacent to Melbourne Orlando International Airport
- + Recent Major Common Area Renovations
- + Parking Ratio: 4/1000 RSF
- + On Site Fitness Center with Locker Rooms/Shower
- + Maintenance On Site
- + Hilton Rialto Hotel located on site that includes a Starbucks Coffee, and Rustic Restaurant & Bar
- + Back-up Generator On Site



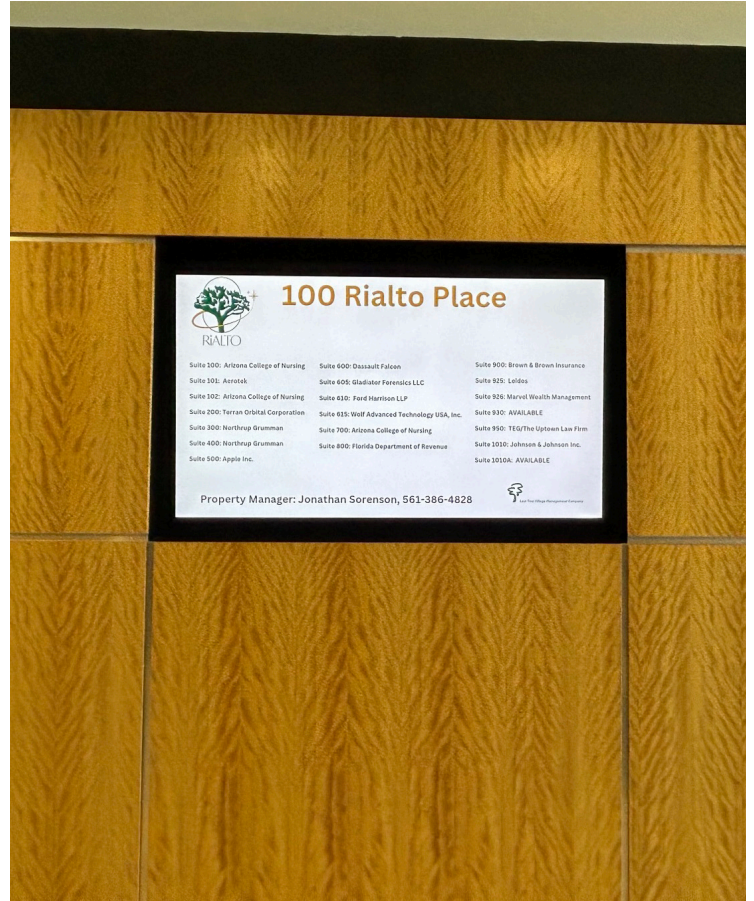
Demographics

2024 ESTIMATED DEMOGRAPHICS	1 MILE	3 MILES	5 MILES	5 MINUTES	10 MINUTES	20 MINUTES
Estimated Population	5,827	46,501	147,575	10,351	62,043	239,031
2024-2029 Annual Population Growth Rate	0.64%	0.49%	0.48%	0.69%	0.56%	0.54%
Households	2,681	19,930	65,413	4,559	27,365	103,174
Average Household Income	\$73,424	\$85,416	\$96,367	\$74,088	\$82,855	\$104,133
Median Household Income	\$54,055	\$63,335	\$70,674	\$52,201	\$61,809	\$74,579
Daytime Population	17,115	72,070	177,410	30,940	95,382	254,809



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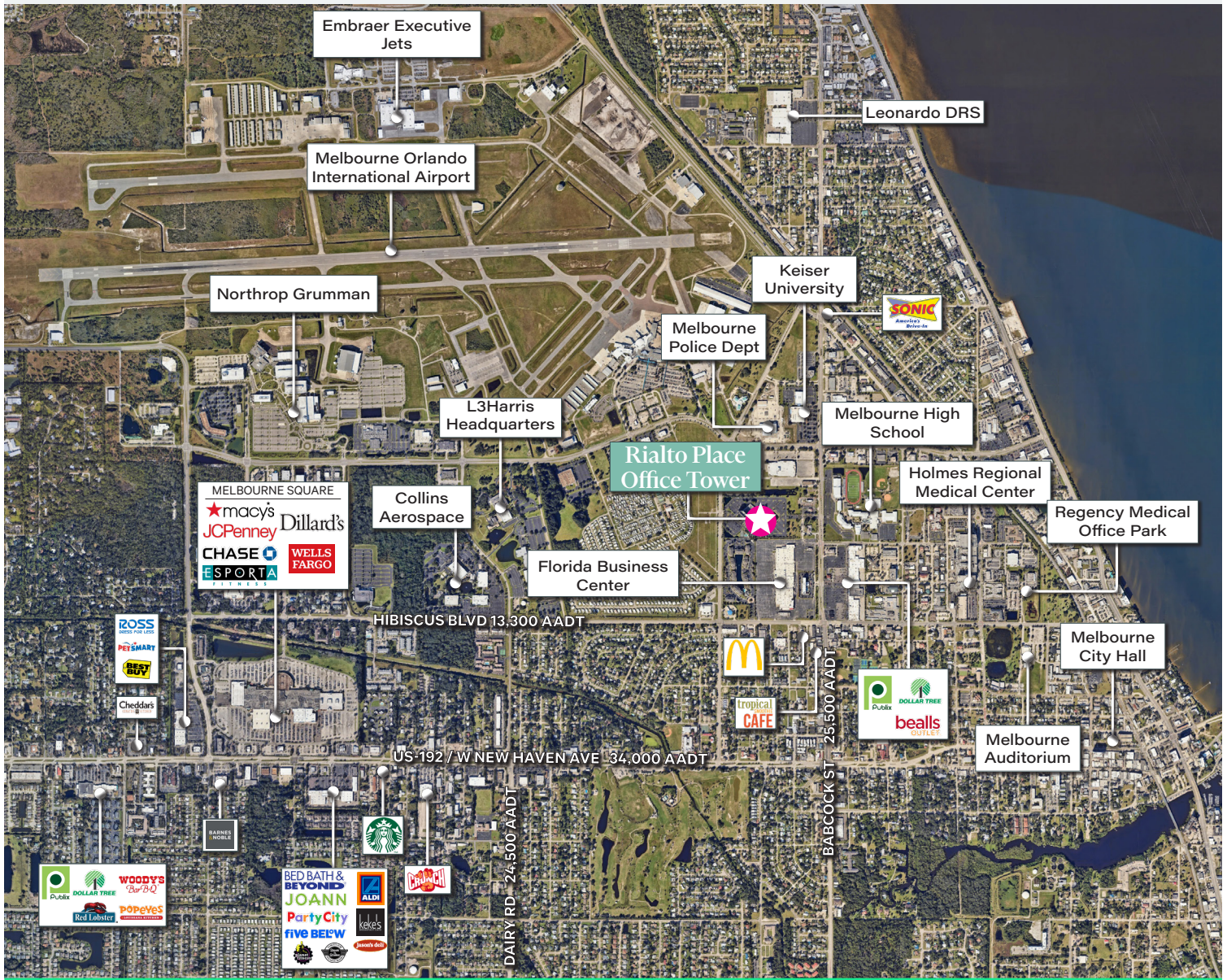


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Suite 900



Melbourne Market Overview



For More Information Contact:

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