

# *Atlantic Point Marina*

WATERFRONT RESTAURANT OPPORTUNITY

75 NW FLAGLER, STUART FL



# The Opportunity

- Highly unique and desirable, new to market, waterfront restaurant opportunity fronting the St Lucie River
- Opportunity is reachable by boat or vehicle
- One of the most coveted marina sites in the entire State of Florida.
- 450+ slip best in class marina development project
- Destination marina and restaurant opportunity situated just north of downtown Stuart and immediately proximate to Route 1
- Estimated delivery Q3 2025
- Proposed restaurant space totals 6,510 SF



AVG HH INCOME



POPULATION



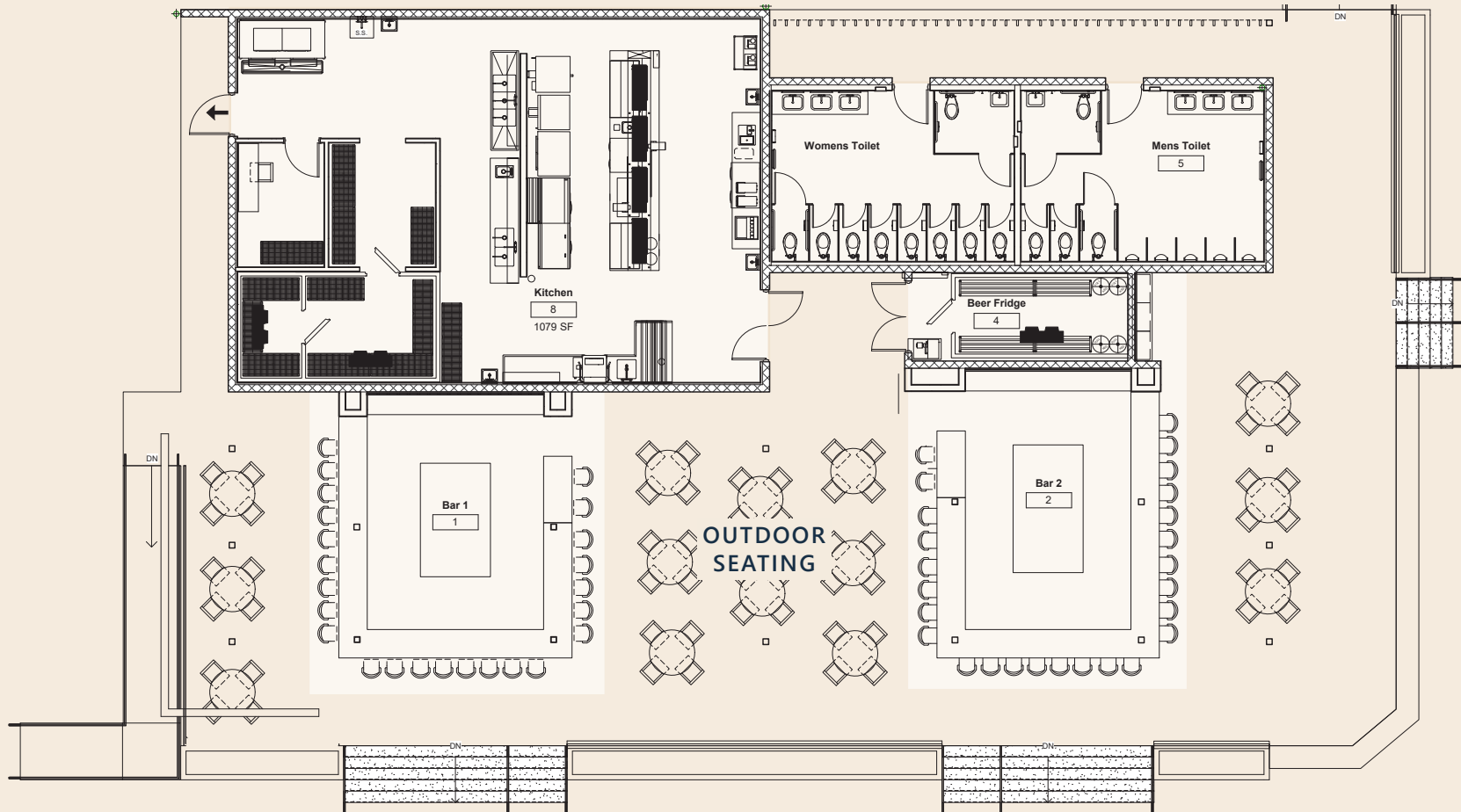
2024-2028 PROJECTED POP GROWTH

	AVG HH INCOME	POPULATION	2024-2028 PROJECTED POP GROWTH
3 MILE	\$98,321	45,359	0.93%
5 MILE	\$105,809	100,868	0.65%
7 MILE	\$101,420	181,332	0.62%

# The Plan



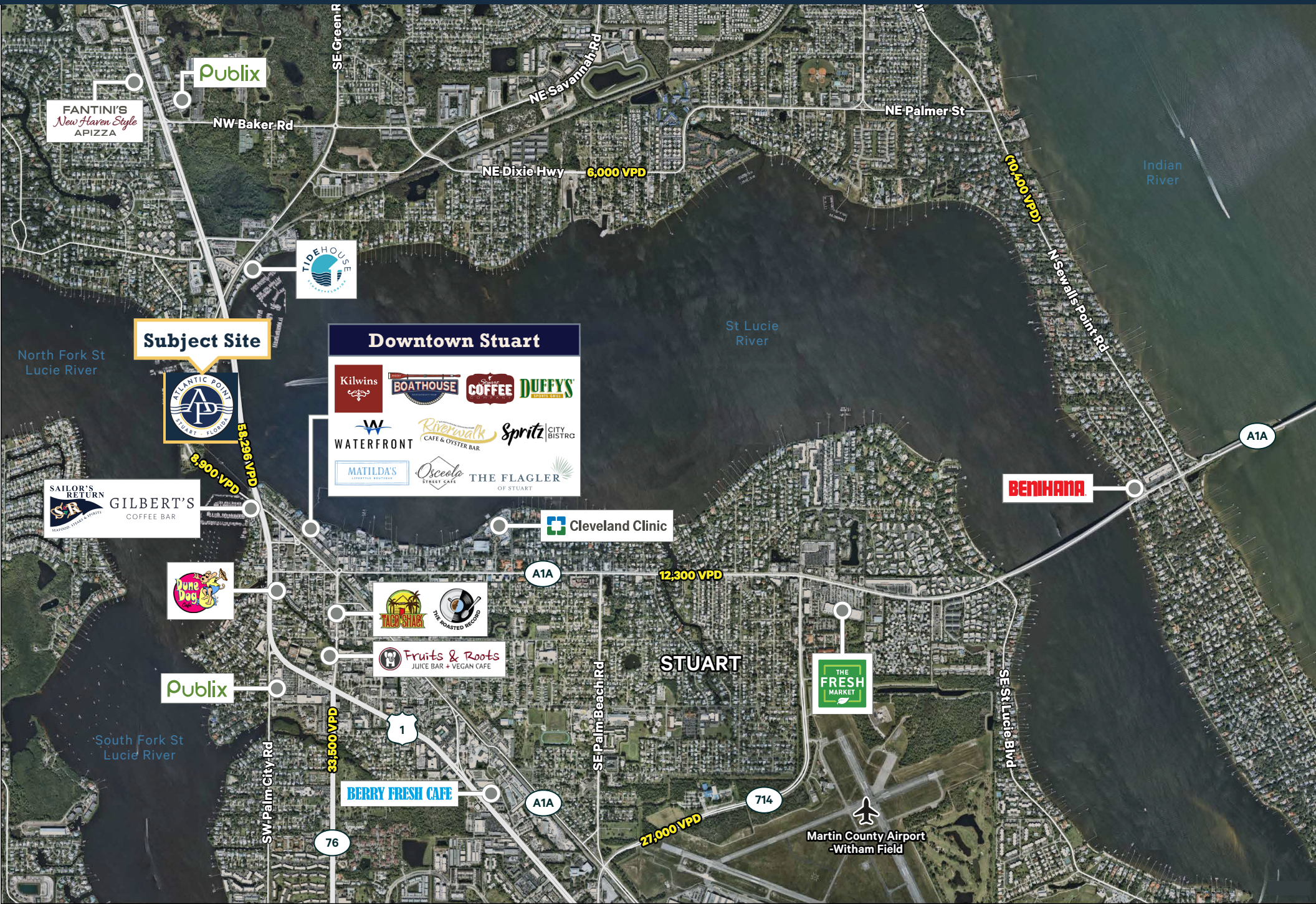
- Restaurant opportunity - 6,510 SF
- Proposed seating capacity - 105 under roof + 100-200 outdoors depending on layout



75 NW FLAGLER STREET  
STUART, FL

# The Location

75 NW FLAGLER STREET  
STUART, FL





## *Waterfront Restaurant Opportunity*

FOR MORE INFORMATION, PLEASE CONTACT:

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