

## 1,787 SF Corner Flex Retail w/ Roll-Up Doors & Fenced Storage | Across from Flea Market – Big Pine Key

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**Available now** in Big Pine Key: **1,787 SF corner flex retail / trade space** located at **30364 Quail Roost Trail #5**, directly across the street from the Big Pine Key flea market, offering **higher visibility and strong street presence**.

This versatile **corner unit** is well-suited for service businesses, contractors, marine-adjacent operations, specialty retail, or storage-based businesses. **Trades OK. No heavy industrial uses.**

The space features **two overhead roll-up doors**, a high-ceiling front area, and **brand new central air conditioning** throughout. A secure **fenced exterior storage area** is located at the side and rear. On-site parking and **24/7 exterior camera security** provide convenience and peace of mind.

### Highlights:

- **Corner unit with higher visibility**
- **Directly across the street from the Big Pine Key flea market**
- 1,787 SF Flex Retail / Trade Space
- **Brand New Central Air Conditioning**
- (2) Overhead Roll-Up Doors
- **11'10" Front Ceiling Height**
- **8'6" Rear Ceiling Height**
- Private Office + Bathroom w/ Shower
- Fenced Outdoor Storage Area
- On-Site Parking
- 24/7 Exterior Camera Security
- Trades OK | No Heavy Industrial
- Available Now

### Interior Features:

- 1,787 SF total
- Separate private office
- Washroom with **shower**
- (2) overhead **roll-up doors**
- **Front area ceiling height: 11'10"**
- **Rear area ceiling height: 8'6"**
- **Brand new central air conditioning**
- **100-amp electrical service**