

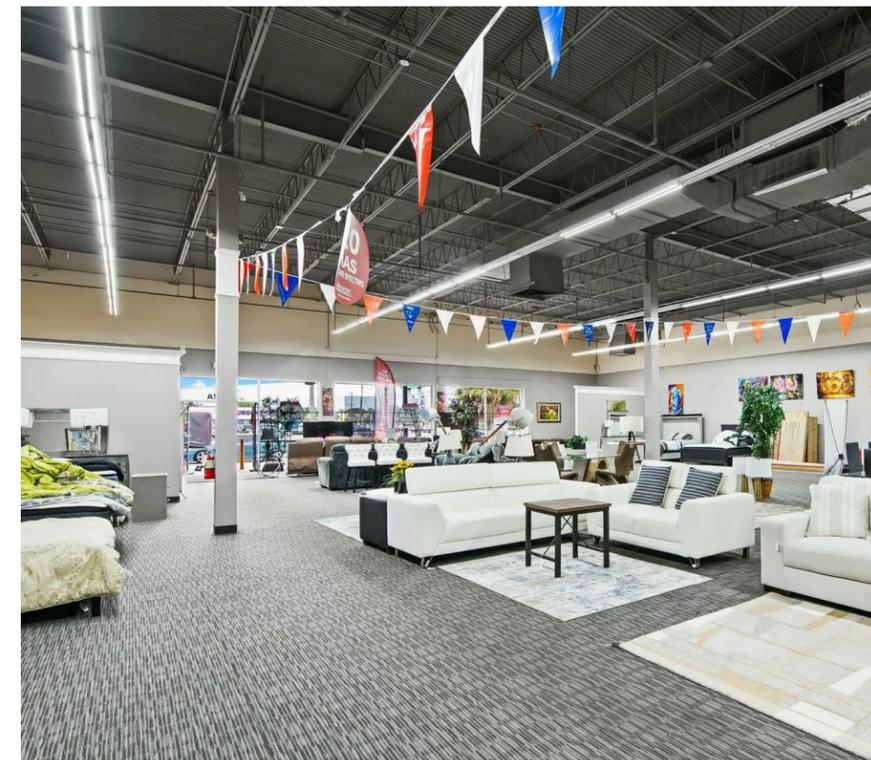
Retail space for
lease at
1722 N Military Trl

West Palm Beach, FL 33409



Property Overview

- Prime exposure with direct frontage on Military Trail, featuring traffic counts in excess of 40,000 vehicles daily
- Proximity to regional economic catalysts, including Square and Palm Beach County Convention Center
- 11,188 SF of versatile, open-concept space featuring high ceilings, complemented by a +/- 712 SF mezzanine, totaling 11,900 SF of usable area.
- The subject property features a fire sprinkler system, allowing for a variety of retail uses, including showroom, fitness, and entertainment venues.
- Immediate access to I-95 and Florida's Turnpike, drawing a broad regional customer base
- Co-tenancy with national retailers, driving consistent foot traffic
- Premium building and pylon signage opportunities on a major thoroughfare
- Abundant on-site parking, facilitating convenient access for patrons



Five-Mile Demographics

296,250
POPULATION

118,449
EST. HOUSEHOLDS

\$105,549
AVERAGE HHI

39.9
AVERAGE AGE

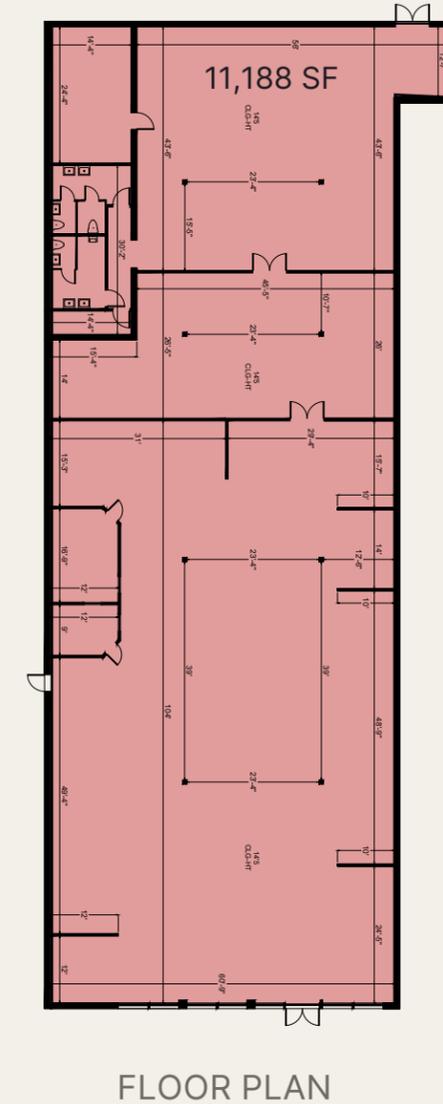
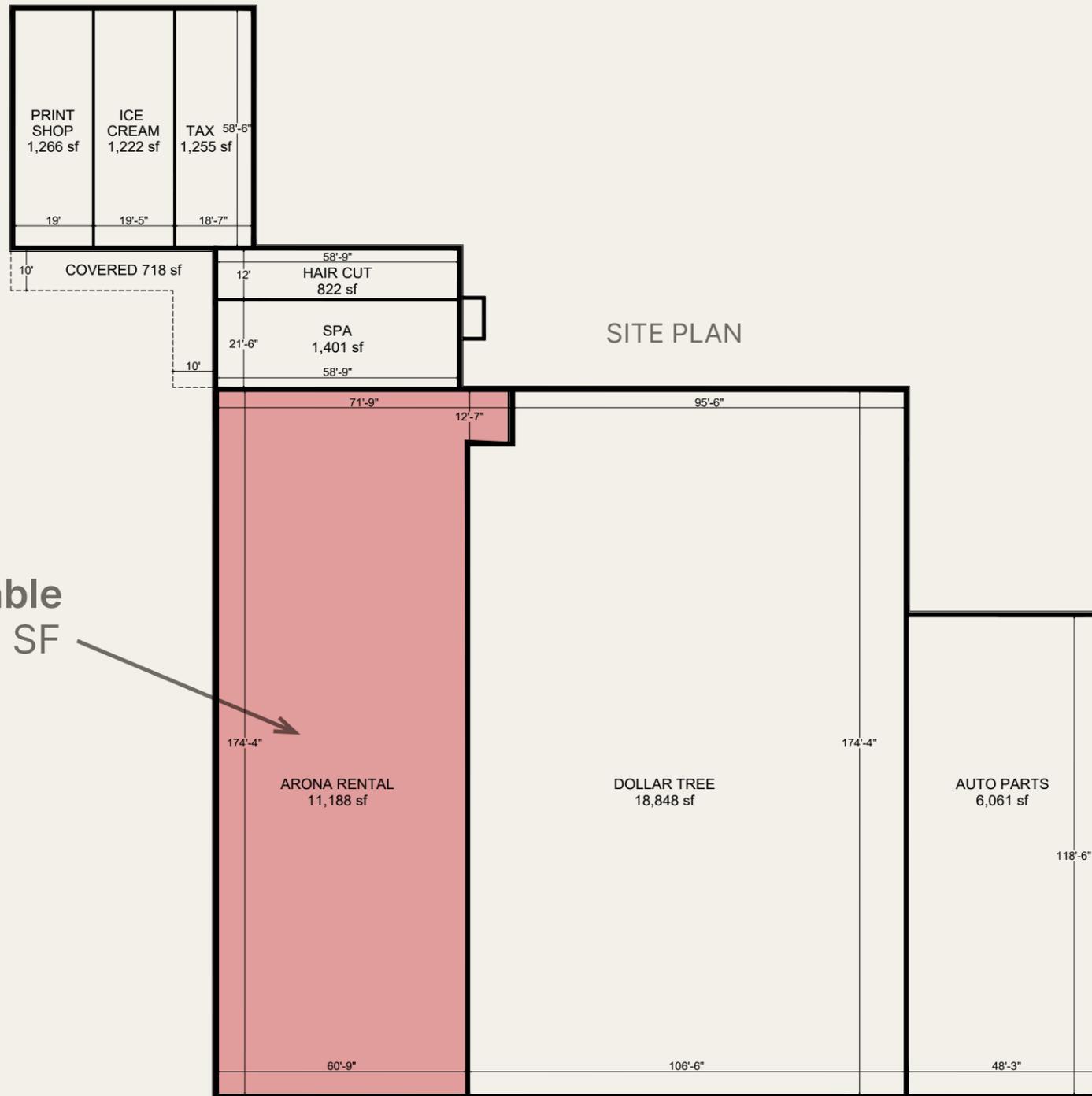
17,629
BUSINESSES

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Floor Plan & Site Plan



Available
11,188 SF



1722 N Military Trl

Area Overview



Okeechobee Blvd

Okeechobee Blvd

N Haverhill Rd

Military Trail

Military Trail

Publix, Popeye's bealls, PAPA JOHN'S, SUPERCUTS, DOLLAR GENERAL, BURGER KING, DOLLAR TREE



Publix, Panera BREAD, DUFFEYS SPORTS GRILL, 3 Natives, UPS, CARMELA, crumbl cookies, citibank, Jersey Mike's Subs, Rock N' CRAB, AMICI



LOWE'S, CVS pharmacy, SAIGON, THE HONEY BAKED Ham, Rita's, Carvel, ZUCCARELLI'S, BUBBLES

SPROUTS FARMERS MARKET, BUFFALO WILD WINGS, five BELOW, petco, LA FITNESS, TD Bank, McDonald's, RED CRAB

AutoZone, DOLLAR TREE

Youfit HEALTH CLUBS, ROSS DRESS FOR LESS, DUNKIN' DISCOUNTS, Foot Locker, Rainbow's, DAVID'S BRIDAL

CHIPOTLE, Burlington, Denny's, TWIN PEAKS, ALDI, Raindancer STEAKHOUSE, verizon, Pollo Tropical CITRUS MARINATED CHICKEN, PIZZA HUT, Office DEPOT

Chick-fil-A, SPICE OF INDIA

PBI Palm Beach INTERNATIONAL AIRPORT



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