



FLAGLER  STATION

±3,117 SF

Prime Ground Floor Retail Spaces Available

991  
BANYAN  
BOULEVARD

WEST PALM BEACH, FL 33401

## HIGHLIGHTS

Secure your retail space now at the prime location of Flagler Station, an 84 unit residential building at the corner of Banyan Boulevard and Tamarind Avenue in downtown West Palm Beach.

- › Two retail spaces available
  - ›  $\pm 609$  SF adjacent to municipal parking lot
  - ›  $\pm 2,508$  SF with mezzanine and sidewalk seating
- › Directly across the street from the West Palm Beach Tri-Rail Station and Social Security Administrative Offices
- › Walking distance to the Fourth District Court of Appeal
- › Explosive Downtown population growth: 3,000+ residential units delivered over the past 2 years



On-site dedicated  
retail parking



2 miles from  
Interstate 95



Walking distance to  
the Brightline Station  
and Clematis District



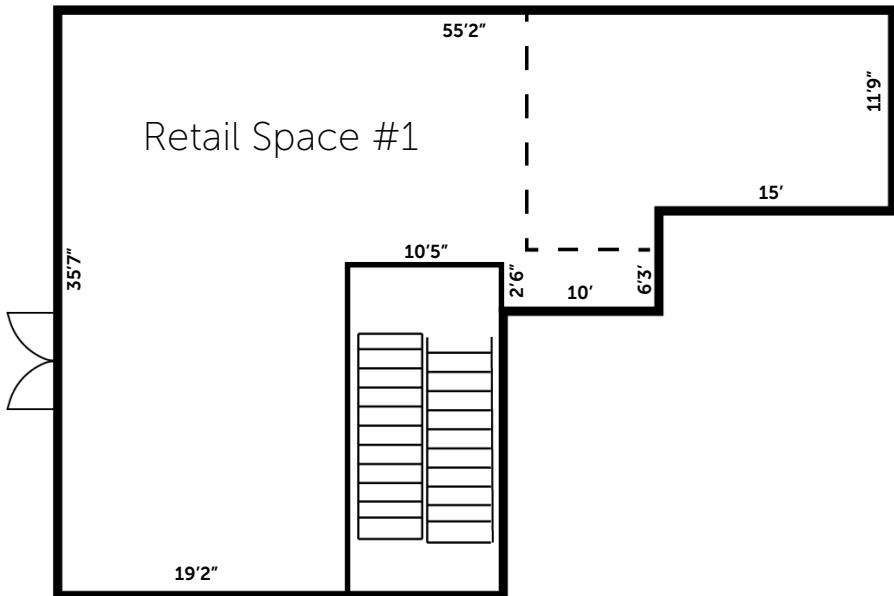
Retail Space 1: 2,508 SF



Retail Space 2: 609 SF

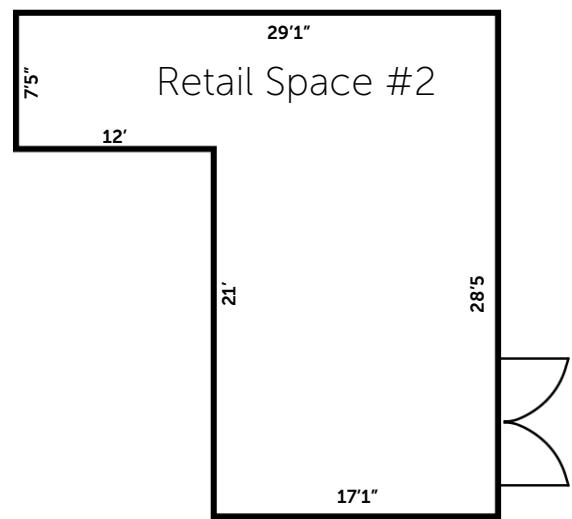
# FLOOR PLANS

## West Side of Building



\*Dimensions are approximate

## East Side of Building

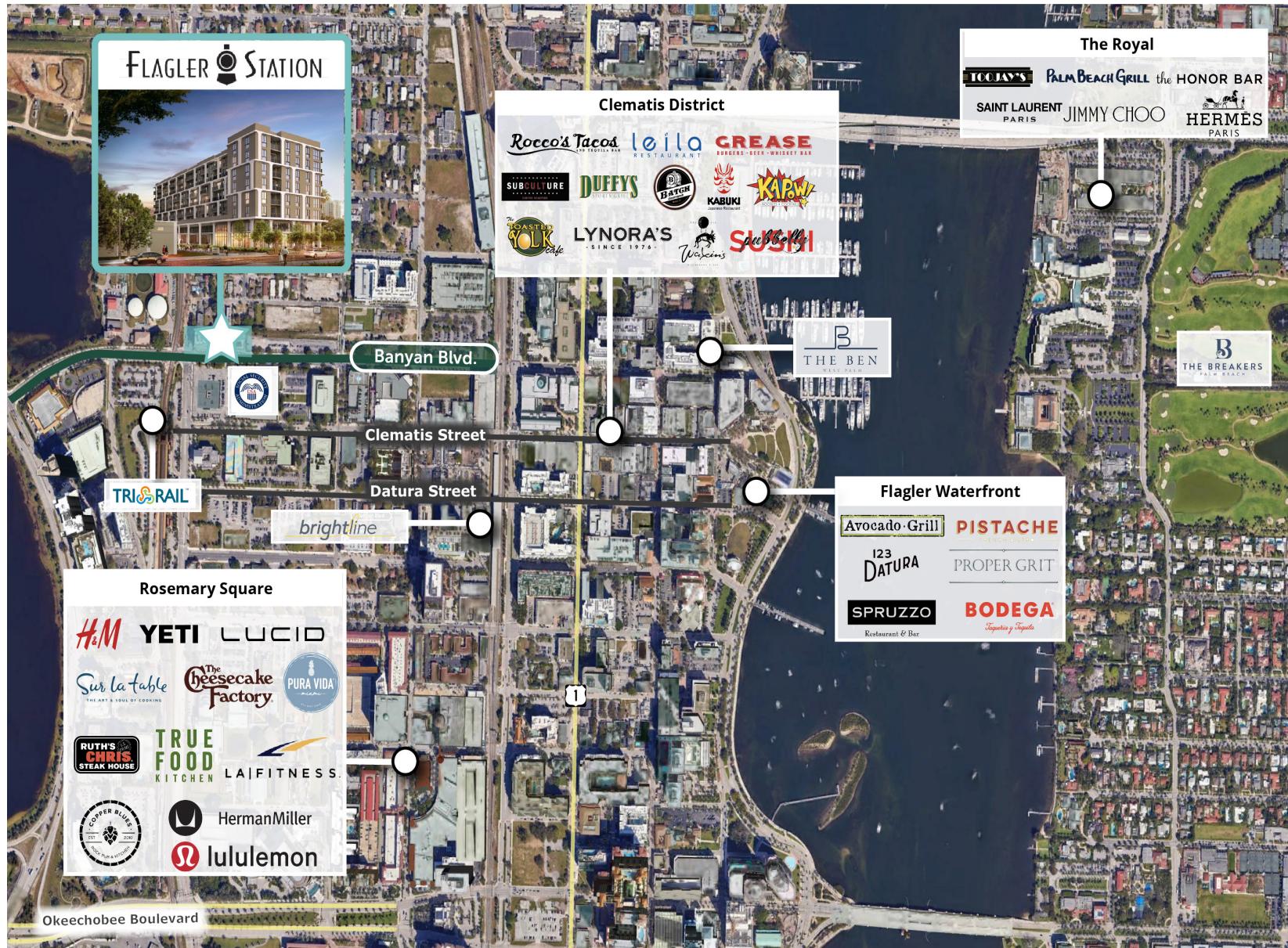


\*Dimensions are approximate

## Availabilities

Suite	Tenant	Size (SF)
1	Available	2,508 SF
2	Available	609 SF

# LOCATION MAP



## Demographics (5 Miles)



**211,153**

Total Population



**94,469**

Avg. Household Income



**86,226**

Total Households



# 991 BANYAN BOULEVARD

WEST PALM BEACH, FL 33401

CONTACT US

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