

FOR SALE or LEASE

Investment &/or Redevelopment
Beautiful Downtown Delray
\$3.85M | 5,935 Square Feet Total



THE LANCORE GROUP
Boca Raton, Florida

74 NE 4TH AVENUE | DELRAY BEACH, FL 33483



Property: Single Story Office Building
Modern Design | Beautifully Landscaped
Common Area Courtyard
Gated Security System
Dedicated Abundant Parking (16 Spaces)
New Roof and Paint

Interior: Four Individual Office Suites
State of the Art Fully Appointed Kitchens
Multiple Restrooms in Each Suite
Open Floor Plans

Zoning: Central Business District
City of Delray Beach

Location: Heart of Downtown East Delray Beach
One Block from Atlantic Avenue

CONTACT

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For Lease:	Bay 1 & Bay 2:	2,704 SF (Availalbe Jan 2025)
	Bay 3:	875 SF
	Bay 4:	1,040 SF
	Bay 5:	1,200 SF

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