



THE JACQUES TEAM

REAL ESTATE EXPERTS



FREESTANDING COMMERCIAL BUILDING - HIGH VISIBILITY ON US-1
888 S EAST COAST AVE, LANTANA, FL 33462 | 1,202 SQ FT | C1 ZONING | 0.10 ACRE

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kw RESERVE
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PROPERTY HIGHLIGHTS

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Freestanding 1,202 sq ft commercial building with high visibility along US-1 in Lantana. This 0.10-acre property is zoned C1 – Neighborhood Commercial, allowing for retail, office, medical, or service-based uses. Built in 1977 with recent updates in 2023, the building offers strong curb appeal, functional interior layout, and excellent exposure for any owner-user or investor.

The site includes 10 available parking spots, a rare advantage for small-footprint commercial buildings in this corridor. Positioned directly on S East Coast Ave (US-1), the property delivers steady traffic counts, strong signage visibility, and easy access from surrounding residential neighborhoods and local businesses.

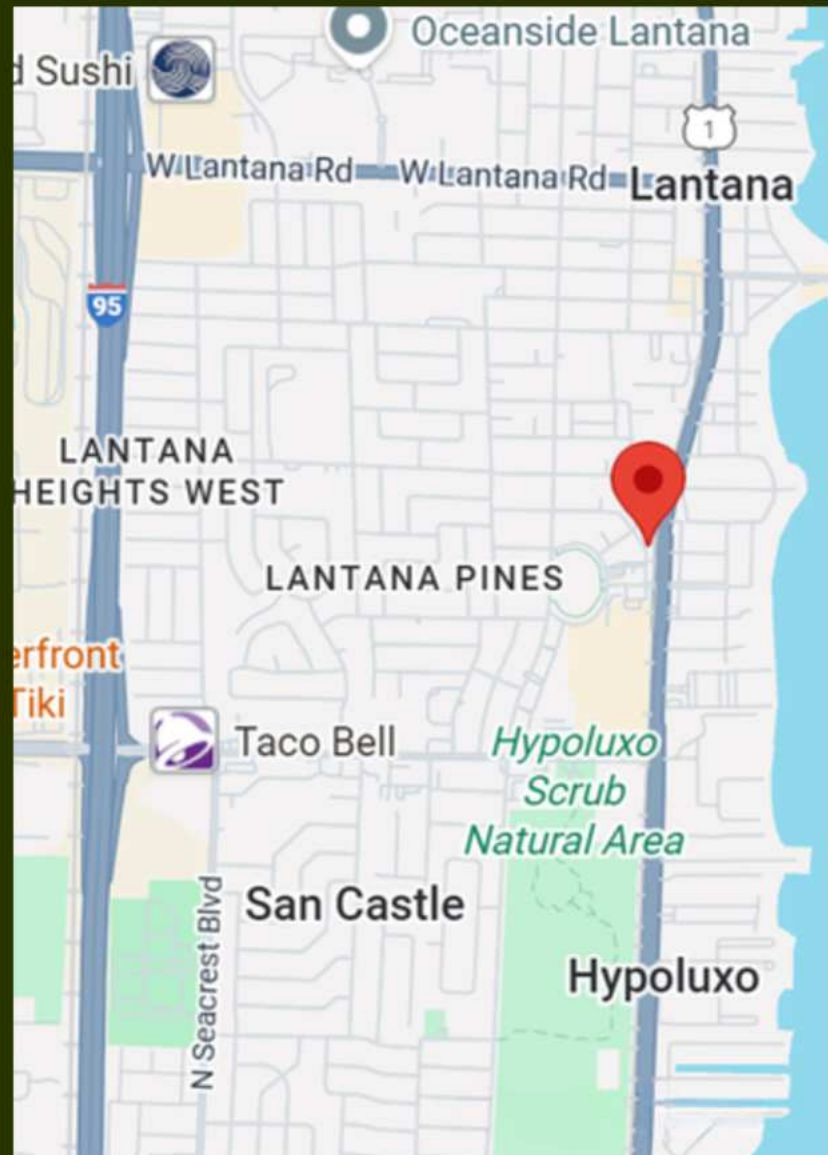
Ideal for an owner-occupant or investor looking for a low-maintenance commercial asset in a high-demand market.

LOCATION ADVANTAGES

- Direct frontage on S East Coast Ave (US-1)
- High daily traffic counts
- Close proximity to downtown Lantana, beaches, and residential neighborhoods
- Easy access for customers and clients
- Ideal signage and branding exposure

BUILDING FEATURES

- Single-story concrete block structure
- Updated exterior and interior (2023)
- Open interior layout suitable for multiple business types
- 10 available parking spots
- Strong curb appeal and street presence

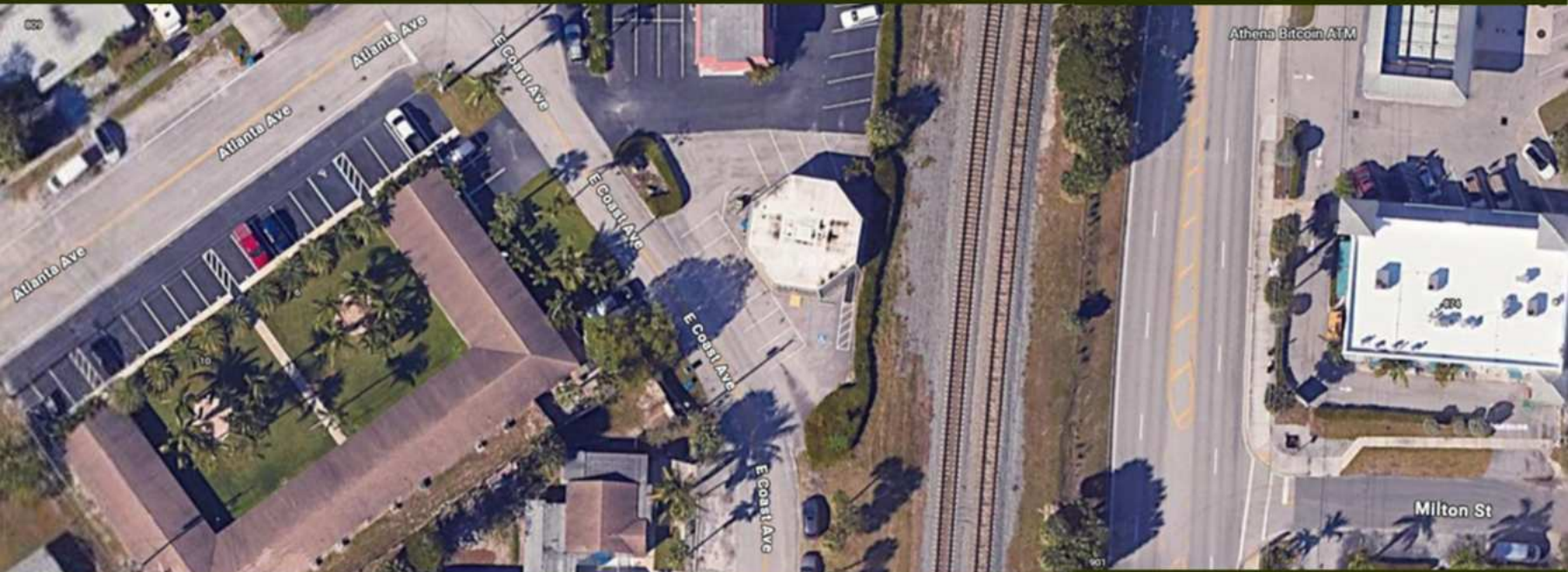


PERMITTED USES (C1 ZONING)

- Retail
- Office / Professional Services
- Medical / Dental
- Salon / Personal Services
- Boutique commercial
- Small showroom
- Service-based businesses

WHY BUYERS LIKE THIS PROPERTY

- Freestanding — no shared walls or common areas
- Updated building — reduced near-term maintenance
- Excellent visibility on a major corridor
- Flexible zoning with wide user appeal
- Rare parking ratio for a 1,200 sq ft building
- Low-maintenance and easy to operate
- Ideal for owner-users or investors seeking a small commercial asset



PROPERTY DETAILS SUMMARY



Freestanding commercial building

1,202 sq ft interior

0.10-acre lot (approx. 4,582–4,600 sq ft)

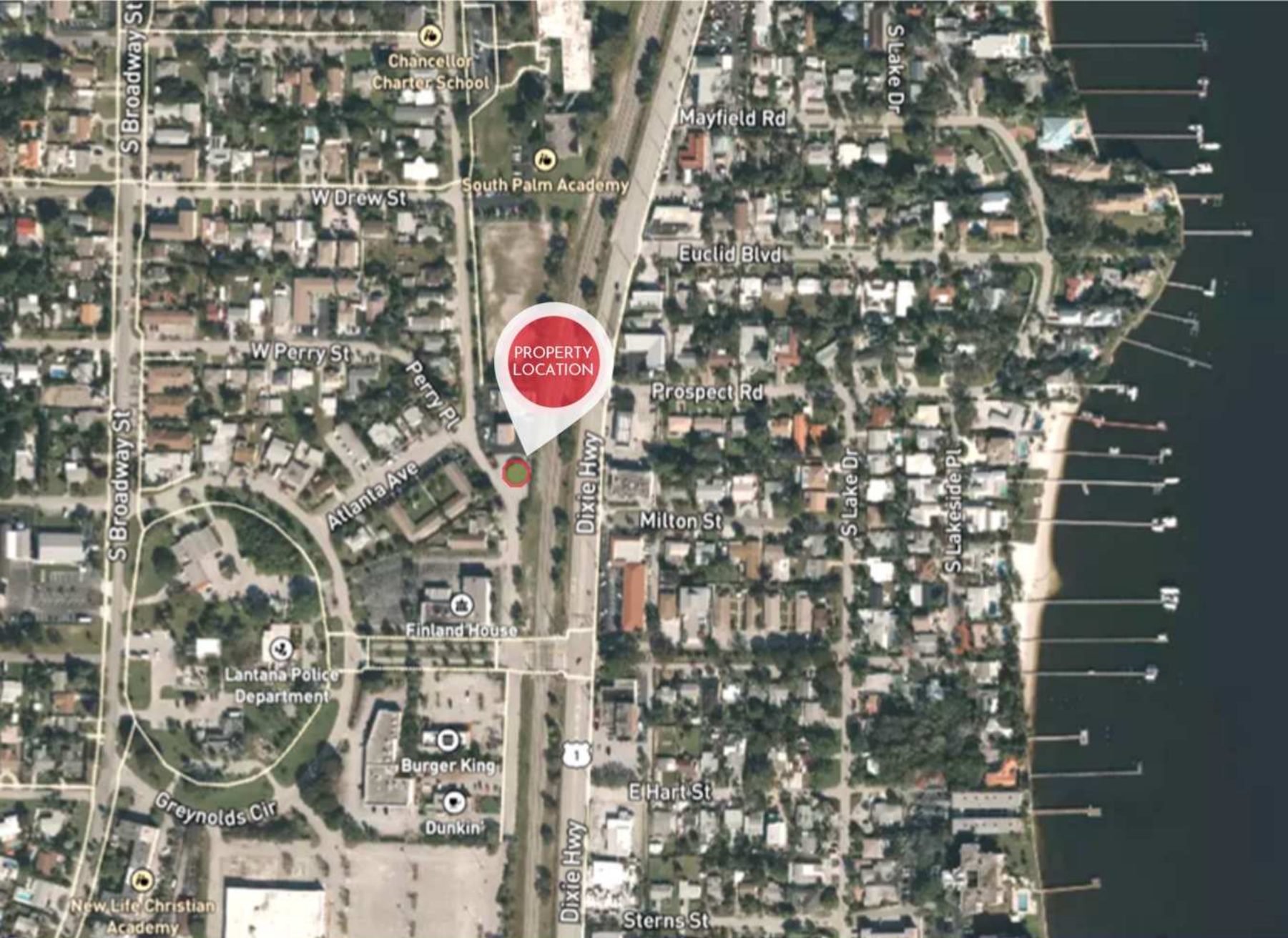
Built 1977 | Updated 2023

Zoning: C1 – Neighborhood Commercial

10 available parking spots

Strong US-1 frontage and visibility

Flexible layout suitable for retail, office, or service-based use





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