

# ICONIC RETAIL SPACE

RETAIL/SHOWROOM FOR LEASE



# 2800 S DIXIE HWY

WEST PALM BEACH, FL 33405

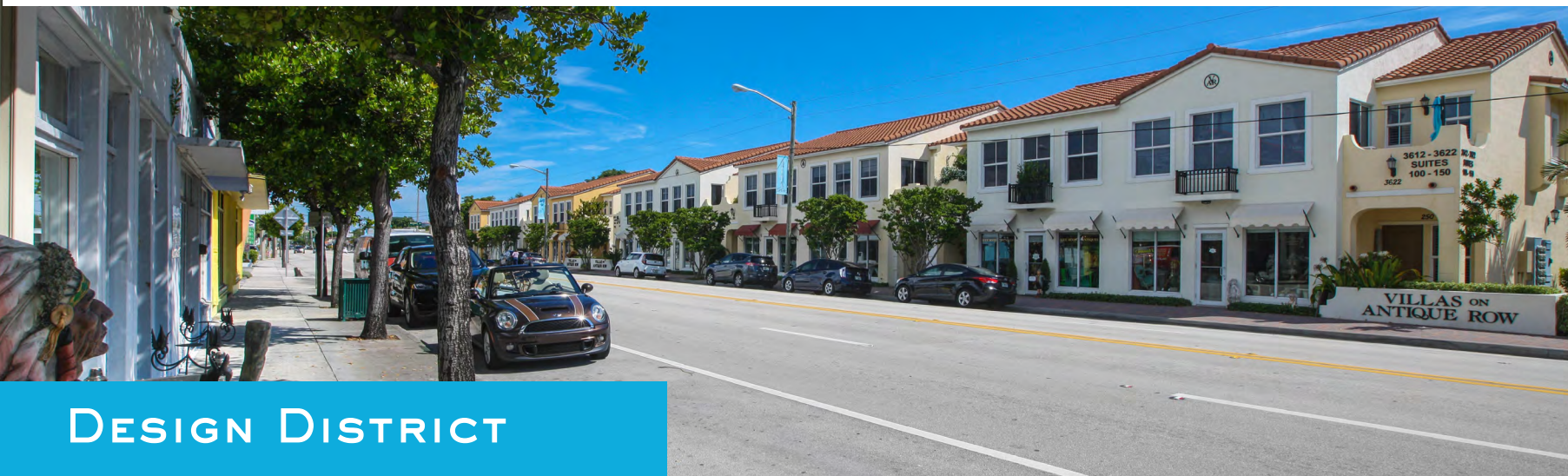
# PROPERTY

## HIGHLIGHTS

- Located in Design District in West Palm Beach's upscale Historic El Cid neighborhood just south of Belvedere rd and on the SE corner of Dyer and S Dixie Hwy
- Walking distance to restaurants, specialty shops and across the street from Joseph's Market and the Press Building
- Direct access to 95 via Belvedere and Palm Beach Int'l Airport
- Close proximity to Downtown West Palm Beach, CityPlace, Brightline Station
- Renovated Designer Showroom in 2015 include impact windows and door, roof, and air conditioning.
- Open floor plan with the option to subdivide to three units
- Three separate electric meters



**CENTRALLY LOCATED IN THE HEART  
OF WEST PALM BEACH**



**DESIGN DISTRICT**



# LOCAL

## DINING

1. Joseph's Classic Market
2. Raw Juice
3. Celis Juice Bar - Dixie
4. Common Grounds Brew & Roastery
5. Guaca Go
6. Tropical Smoothie Café
7. Publix Super Market at Belmart Plaza
8. Taqueria Guerrero
9. La Michoacana
10. East Wok
11. Starbucks
12. Composition Coffee House
13. Churrasco Fusion
14. El Tipico Quetzal Cafeteria
15. Tulipan Bakery Inc
16. Souvlaki Grill
17. C-K tacos
18. El Ideal Restaurant
19. Jo Bistro
20. kitchen
21. Sushi Jo
22. 3Natives
23. Pig Beach BBQ Palm Beach
24. PB Wraps
25. Joy Noodles and Asian Cuisine
26. Grato
27. Konro
28. Serenity Garden Tea House
29. Table 26 Palm Beach
30. HIVE Bakery & Café
31. Pura Vida
32. maman
33. The Cheesecake Factory
34. RH Rooftop Restaurant West Palm
35. Ruth's Chris Steak House
36. True Food Kitchen



**4 MINUTES**

I-95

**5 MINUTES**  
BRIGHTLINE

**5 MINUTES**  
CITYPLACE

**7 MINUTES**  
PALM BEACH  
INT'L AIRPORT

**8 MINUTES**  
PALM BEACH  
ISLAND

# POLISHED

TERRAZZO FLOORS

# 5,327

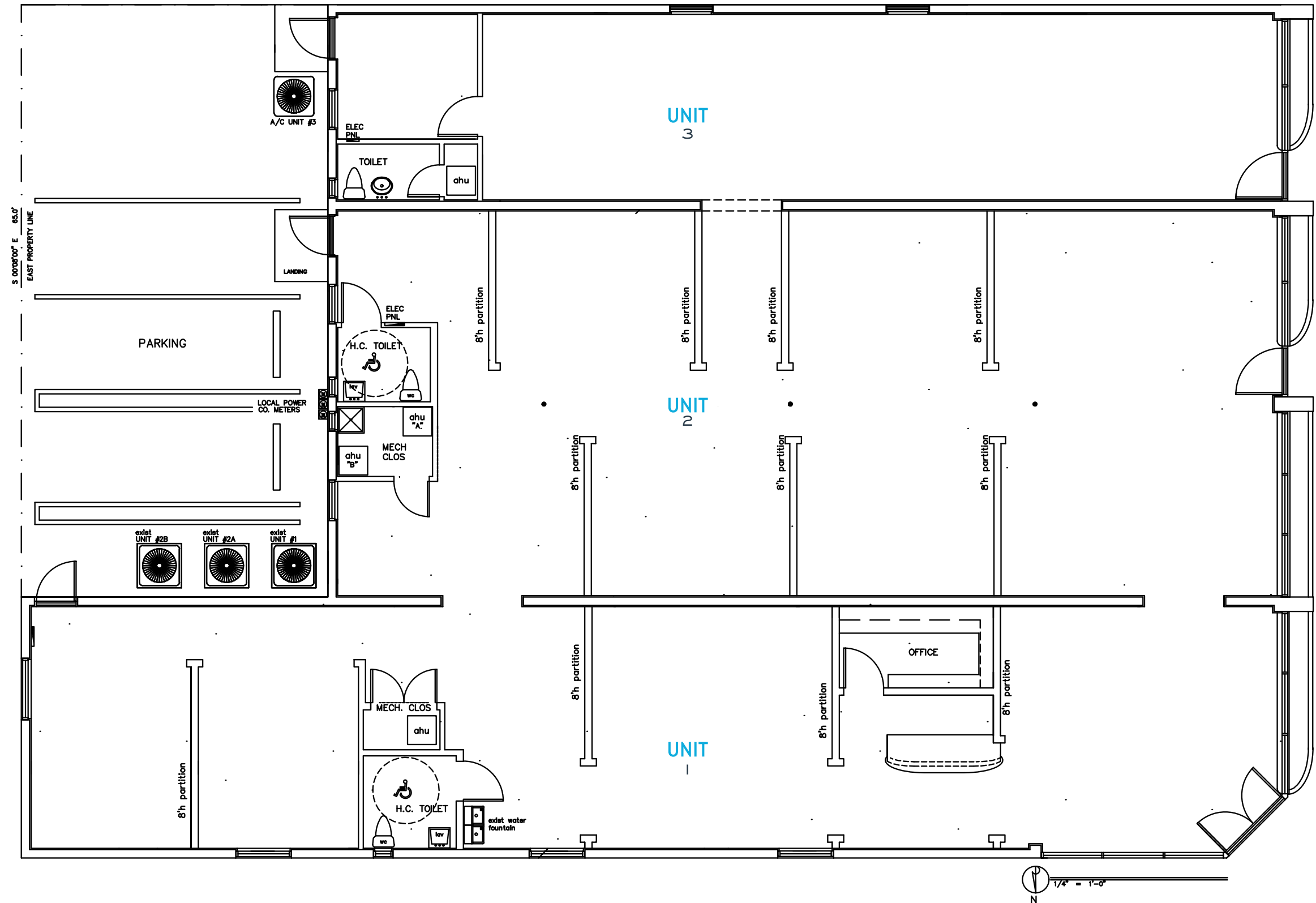
SF

# \$60.00

SF NNN

# 3

RESTROOMS, REAR EXIT  
DOORS AND ENTRANCE  
DOOR



# DEMOGRAPHICS

## 3 MILE RADIUS

**75,000**  
ESTIMATED  
POPULATION

**\$158,000**  
AVERAGE  
HOUSEHOLD INCOME

**17,000**  
HOUSING UNITS  
RENTER-OCCUPIED  
OF 52%

**109,000**  
DAYTIME  
POPULATION

**83,000**  
TOTAL  
EMPLOYEES

**\$745,000**  
AVERAGE HOME  
VALUE



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**TCRE**