

314 CLEMATIS STREET

RETAIL AND OFFICE SPACE FOR LEASE



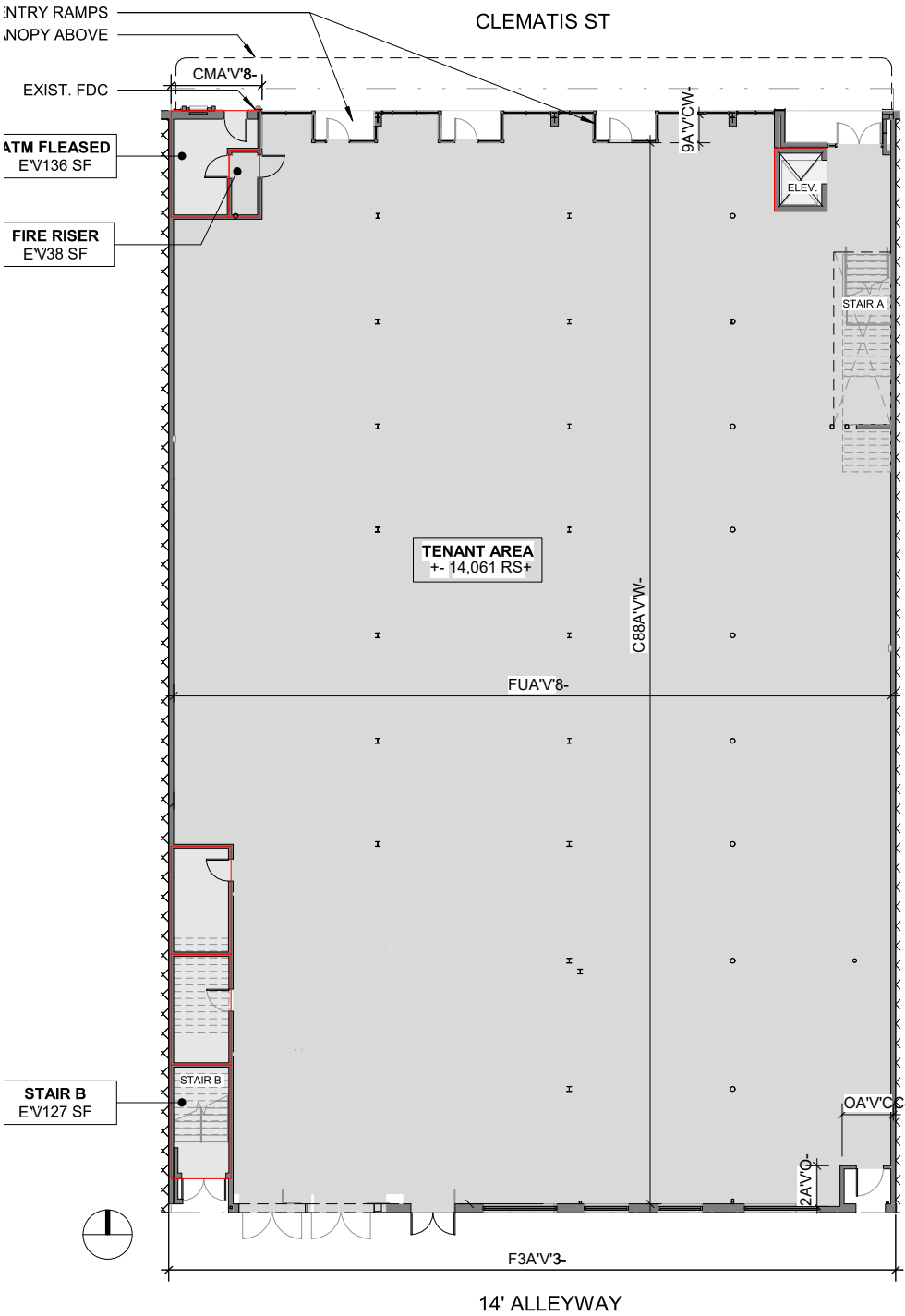
**REIMAGINED ICONIC ART DECO
IN THE HEART OF DOWNTOWN
WEST PALM BEACH**

PROPERTY FEATURES

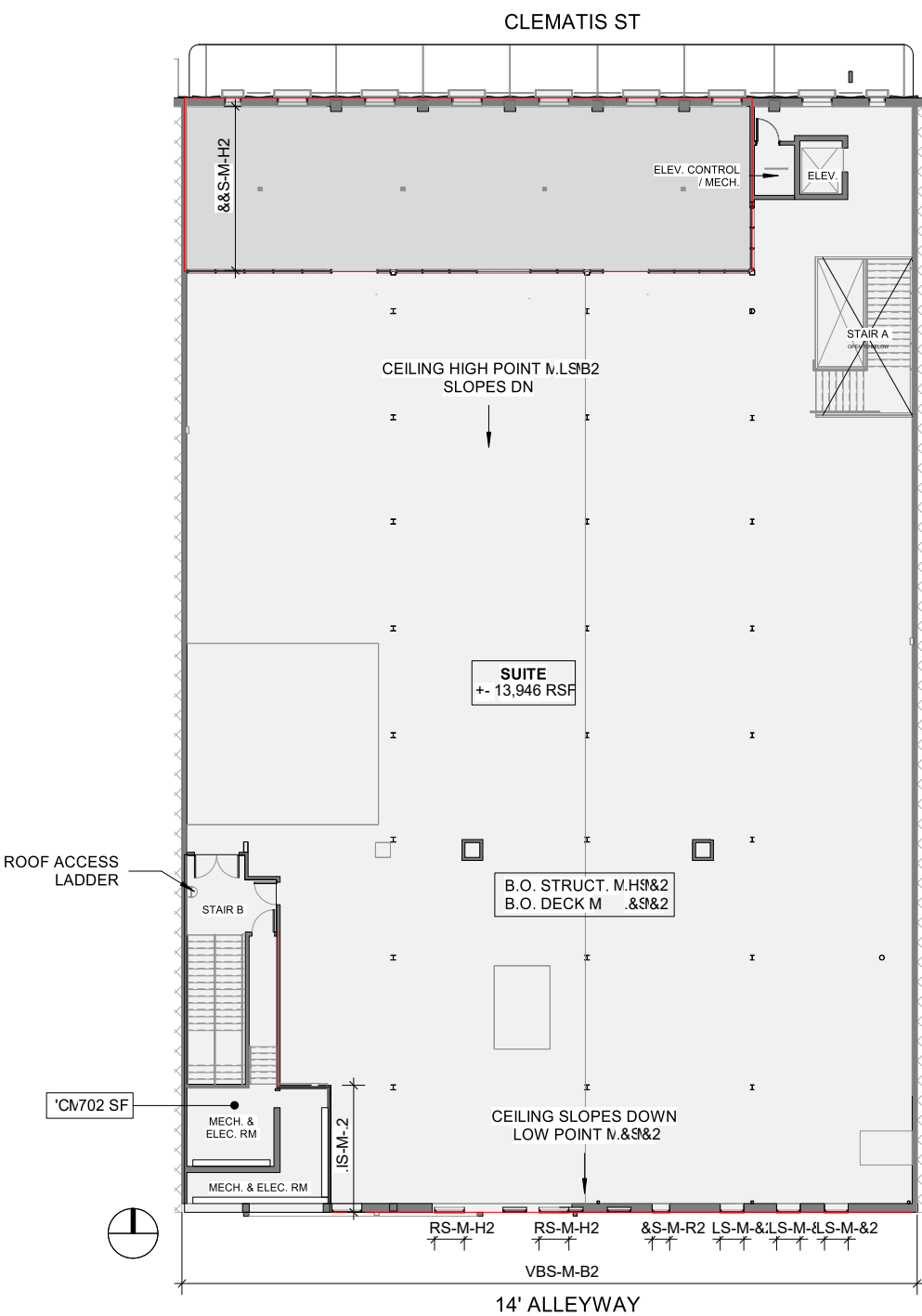
- 12’–15’ ceiling height
- Ground floor: 14,061 RSF
- 2nd floor: 14,099 RSF
- Entire building: 30,000 SF
- Build to suit, CRA and City tenant improvement incentives
- Ideal for quick service restaurants, fitness, medical concepts / wellness, and professional services
- Historic marquee signage available
- Over 3.5M annual visits on Clematis Street (South Rosemary to Flagler)
- Avg. household income over \$120K – one of the wealthiest areas in the U.S.



GROUND FLOOR: 14,061 RSF



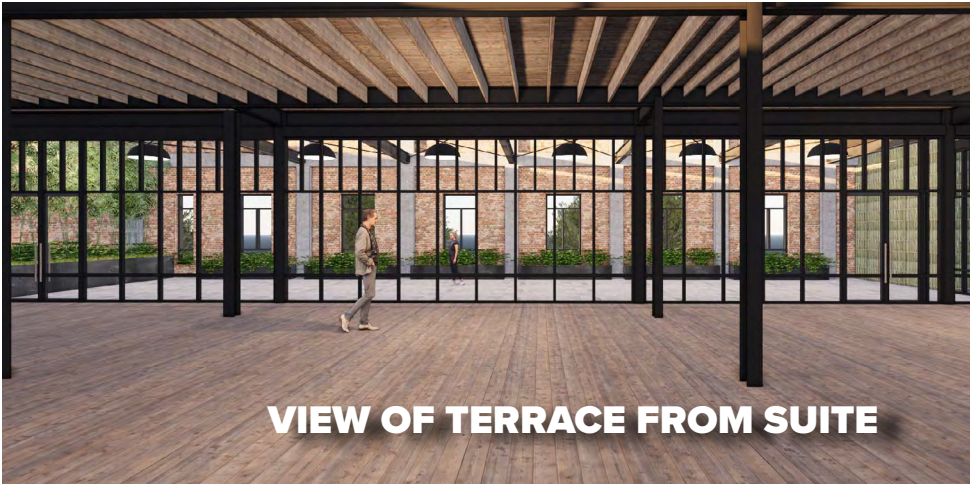
SECOND FLOOR: 14,099 RSF



2 ND FLOOR TERRACE



2 ND FLOOR TERRACE



VIEW OF TERRACE FROM SUITE



Over 3.5M annual visits
from S Rosemary Avenue
to Flagler Waterfront

CLEMATIS HISTORIC DISTRICT

CLEMATIS STREET

FLAGLER WATERFRONT

S CLEMATIS STREET

N CLEMATIS STREET

N FLAGLER DRIVE

S FLAGLER DRIVE

PALM HARBOR MARINA

LAKE WORTH LAGOON

CITYPLACE
(2 blocks south)

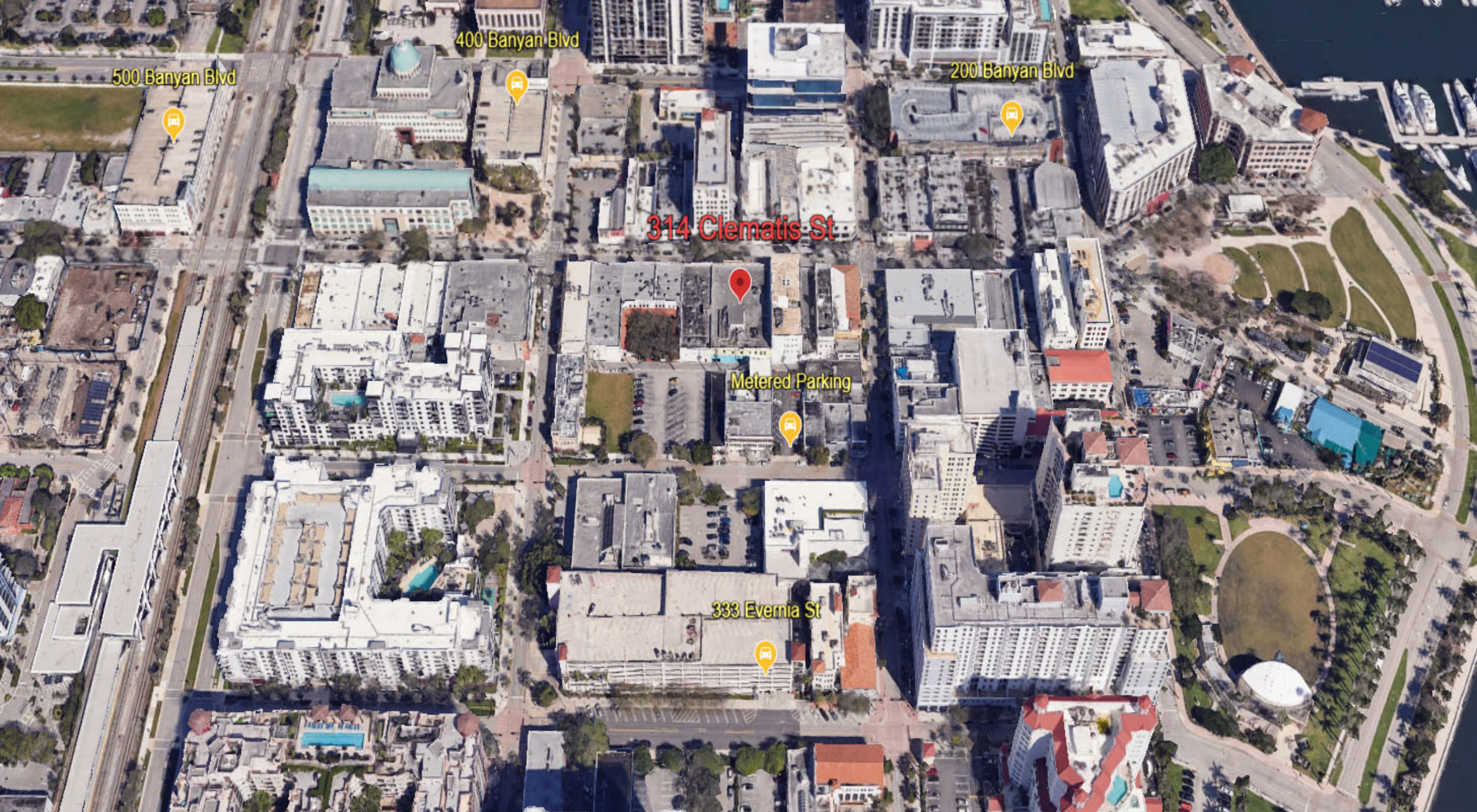
314
CLEMATIS STREET

brightline

garden
district

fern

Harry's



PARKING OVERVIEW



PRIME LOCATION

- Walking distance to Clematis Street Entertainment District, Brightline, Palm Beach County Courthouse and Government Offices
- Close proximity to City of West Palm Beach offices
- Minutes from CityPlace, offering top-tier dining, shopping, and entertainment
- Easy access to major thoroughfares



For more information, please contact:



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