

FOR LEASE



Class "A" Freestanding Building
Unique Zoning (PID)

±6,500 SF - ±52,248 SF | ±8.06 AC Site



Office / Manufacturing / Distribution / Showroom

300 NW Peacock Boulevard
St. Lucie West, FL 34986



Tom Robertson
Senior Managing Partner
TRobertson@rrcra.com
561.703.0888

Exclusively Listed By:



Property Summary

"Robertson Commercial Realty Advisors" is pleased to present the exclusive lease of the Property located at 300 NW Peacock Boulevard in St. Lucie West, Florida. The Property is located in the heart of St. Lucie West's industrial zoning and consists of a ±52,248 SF under-air freestanding building on an ±8.06 Acre site with ±545 parking spaces. This offering offers full or partial lease of the building from ±6,500 SF to ±52,248 SF.

±6,500 SF - ±13,000 SF Lease Rate:
\$19.50 PSF NNN

±23,000 SF - ±52,248 SF Lease Rate:
\$17.50 PSF NNN

Available Spaces

±6,500 SF - ±13,000 SF	\$19.50 PSF NNN
±13,000 SF - ±23,000 SF	\$19.50 PSF NNN
±23,000 SF - ±52,248 SF	\$17.50 PSF NNN
Full Building (±52,248 SF)	\$17.50 PSF NNN

Property Details

Building Size	±52,248 SF
Lot Size	±8.06 Acres
Year Built	1999
Stories	2
Building Class	A
Parking Spaces	±545 Spaces
Floor to Ceiling	15' Height
Overhead Door / Loading	1 / Dock High
HVAC	Chiller System
Zoning	Planned Industrial Development (PID)
Operating Expenses	±\$9.50 PSF

Entrance of Property



Location Map



Ideal Uses



Industrial Zoning District (IN)

- Data Center/Call Center
- Automotive Showroom & Sales
- Office
- Medical
- Government
- Light Assembly
- Research & Development Facility
- Television Broadcasting
- Warehouse
- Wholesale Trade & Distribution
- Manufacturing/Assembly
- Analytical Laboratory
- Public or Semi-Public Facility
- Retail & Business Services (Intended to serve the industrial facilities.)

Aerial



About Port Saint Lucie



Consisting of 120 square miles with a population of more than 200,000 the City of Port St. Lucie is the 7th largest City in Florida and the 3rd largest City in South Florida, the 109th largest City in the United States. The City of Port St. Lucie is the ideal location for new and expanding businesses due to the market strength, competitive business costs, affordable livability and the well trained workforce.



Tom Robertson

Senior Managing Partner

TRobertson@rrcra.com

561.703.0888

www.RRCRA.com



The information presented herein is believed to be accurate and provided by reliable sources, however, no representation or warranty, expressed or implied, is made as to the accuracy or completeness of this information or any of its contents. Nothing contained herein constitutes investment, legal or tax advice or an offer to sell or a solicitation of an offer to buy any security. This information is subject to changes, removal from the market without notice, and errors and omissions. If your property is currently listed with another broker, please disregard. This is not intended to solicit their listing.