

389 Commerce Parkway

Rockledge, FL 32955

Corner Property / Centrally Located / Proximity to I-95 & Viera



OFFERING SUMMARY

Available SF: 4,491 - 10,381 SF

Lease Rate: \$17.00 SF/yr (NNN)

Acreage: 2.89 Acres

Facility SF: 13,920 SF

PROPERTY OVERVIEW

Suite 120 is 5,890 SF + Suite 140 4,491 SF
Currently One 10,381 SF Suite. Landlord Would Consider Subdividing Reception, Conference/Training Rooms, 22 Offices, Bullpen, Breakroom 6 Restrooms. Upstairs est. 500 SF IT / Mechanical Room
Keypad/Badge Entry, 2' x 2' Drop Ceiling Tiles, LVP & Carpet Throughout
Covered Portico for Drop Off & Pickup
120 Asphalt Paved/Striped/Illuminated Common Parking Spaces
Utilities: City Water/Sewer, FPL Electric
Est. \$6.00 PSF OPEX (Includes Water/Dumpster)
Please do not Disturb Occupant

LOCATION OVERVIEW

Strategically positioned directly on Murrell Road which is the primary north/south artery between Viera and Rockledge. Close proximity to Interstate 95 via Viera Boulevard and Barnes Boulevard. Surrounding employers include ABC Supply, Roswell Marine, and Space Coast Iceplex to name a few. Lots of schools, golf/country clubs, shopping and dining nearby. Make this the future home for your business today!



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Licensed Real Estate Broker
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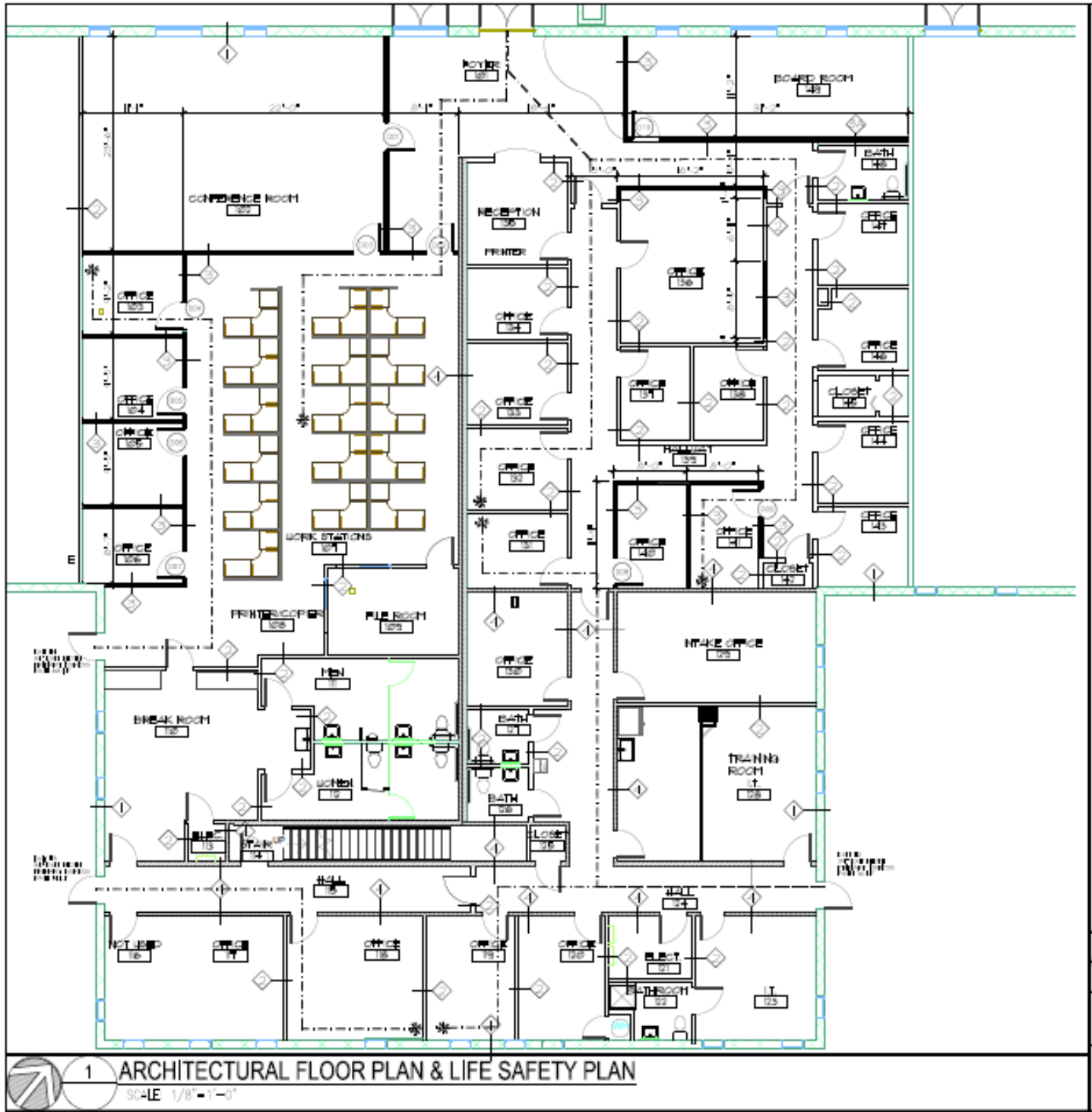
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Floor Plan



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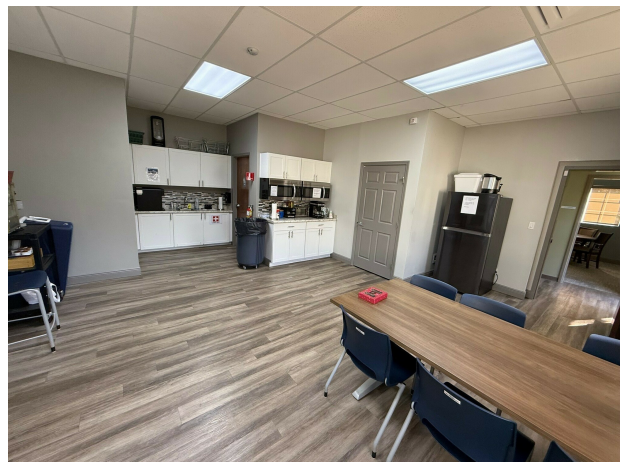
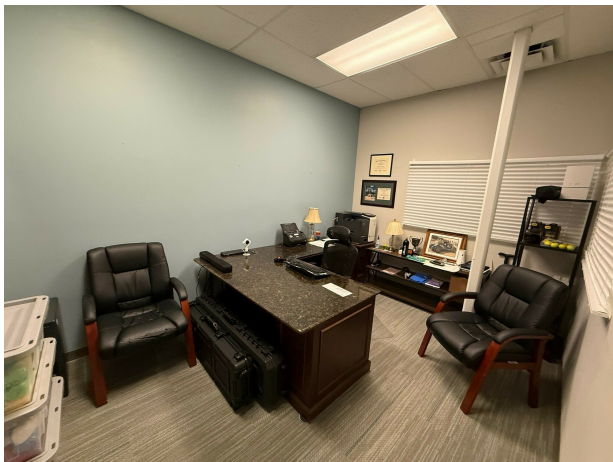


SIOR
Individual Members
Michael S. Ullian
Zachary M. Ullian

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Additional Photos



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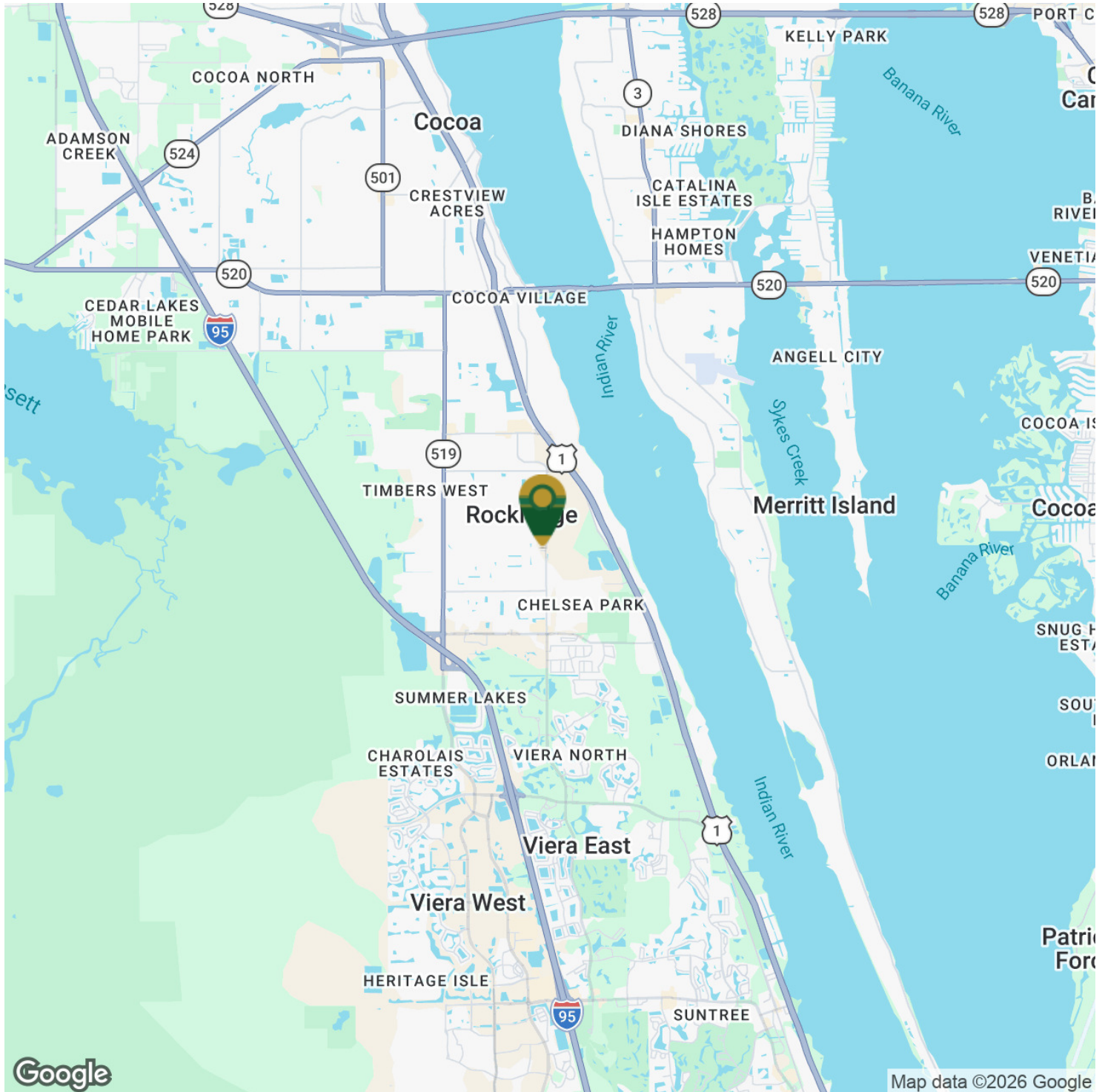
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Location Map



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