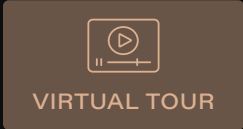




5,800 SF  
OFFICE SPACE  
FOR SUBLEASE



VIRTUAL TOUR

# 630

*US Highway 1*

NORTH PALM BEACH | FL

**CBRE**

# PROPERTY OVERVIEW

630 US HIGHWAY 1

Suite 300

3<sup>rd</sup> Floor

Contact Broker

Asking Rate

5,800 SF

Available for Sublease

\$11.00/SF

OpEx (2024 Estimate)

July 2033

Term Expiration

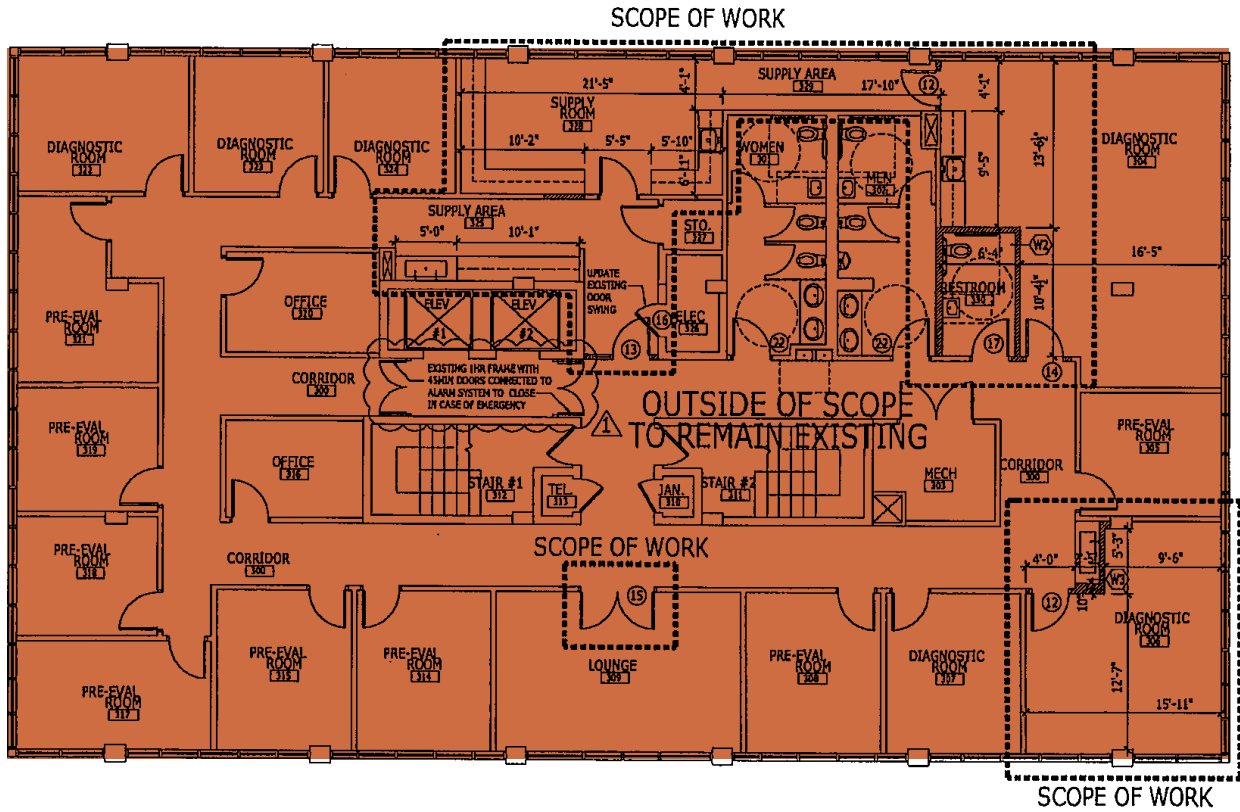
Reserved Parking  
Available



● FOOD & BEVERAGE ● RETAIL ● BANKS ● GROCERY STORES

# FLOORPLAN

630 US HIGHWAY 1



5,800 sf

Suite 300



5,800 SF OFFICE SPACE FOR SUBLEASE

# 630

*US Highway 1*

NORTH PALM BEACH | FL

## DEMOGRAPHICS

2024

	1 MILE	3 MILES	5 MILES
BUSINESSES	1,021	6,585	11,723
EMPLOYEES	5,300	51,201	107,470
POPULATION	8,384	72,786	149,890
MEDIAN AGE	51	46	45
HOUSEHOLDS	4,054	31,756	62,996
AVERAGE HOUSEHOLD INCOME	\$126,316	\$119,372	\$127,981

CHRIS SMITH  
Vice President

+1 561 393 1633  
chris.smith3@cbre.com

WILL PORTFOLIO  
Senior Vice President

+1 561 393 1671  
will.portfolio@cbre.com

SARA WILLIAMS  
Transaction Manager

+1 561 227 1806  
sara.williams@cbre.com



© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.