



VIKING PLAZA

**403 HOLLYWOOD BLVD.
FORT WALTON BEACH, FL 32548**

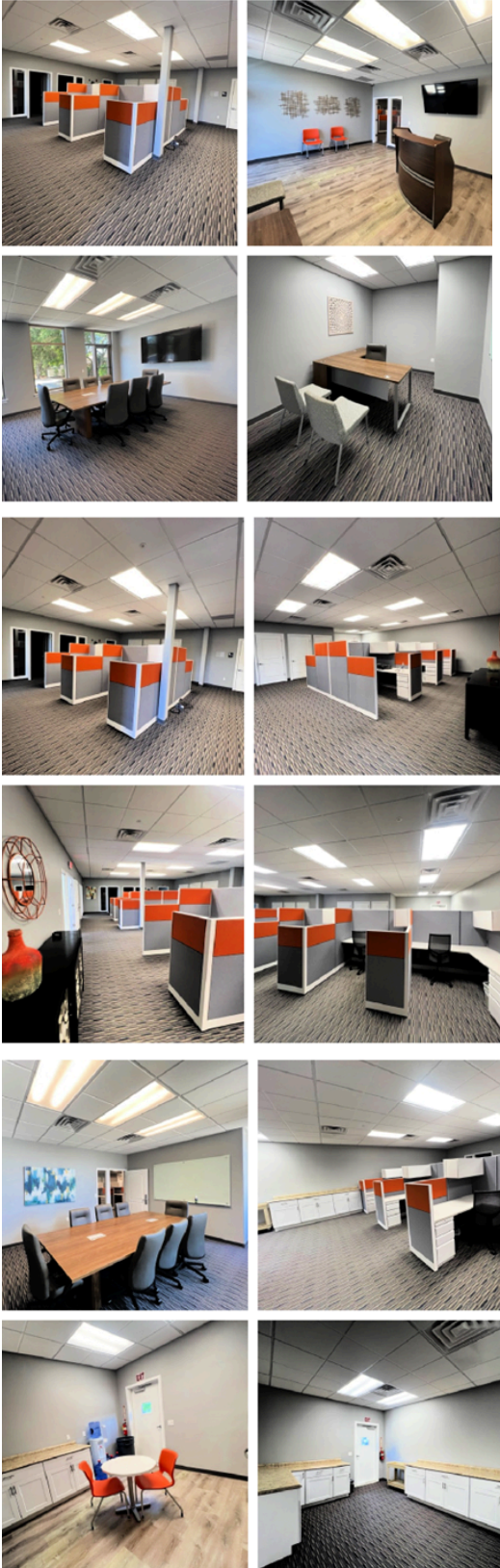
- Lease Rate: From \$17.00–\$18.00 PSF
 - Professionally Managed Mixed-Use Center
 - Total Building Size: 12,783 SF
 - Retail & Office Suites Available – Multiple Layouts
 - Located Directly Across from Fort Walton Beach High School
 - Surrounded by Dense Residential Growth – 73,000+ Residents (5-Mile Radius)
 - Excellent Visibility & Strong Tenant Mix (Healthcare & Professional Services)
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SUITE 101-102

NAIPensacola

COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE



403 HOLLYWOOD BLVD. FORT WALTON BEACH, FL 32548

Fully furnished, Move-in-ready office suite located in an established professional park. The space features a welcoming reception area with luxury vinyl flooring, a wall-mounted TV, and comfortable guest seating.

Interior layout includes:

- 4 private offices with modern furnishings and upgraded finishes
- Conference room with seating for ten and integrated wall-mounted display
- Open cubicle area for 10 employees with L-shaped desks, dry erase boards, and built-in storage

An ideal solution for teams seeking a polished, fully equipped office space in a professional setting.

- Size 2,589 SF +/-
- Lease NNN Lease
- Term Three (3) Year Term
- Type Office Suite
- Zoning COM
- Tenant Ex. Power, Water / Sewer / Garbage,
- Prop INS, Liability INS, CAM

\$3,883.50 per month

\$18.00 PSF/ Plus, NNN, and sales tax

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24 W. Chase St, Suite 100

Pensacola, FL 32502

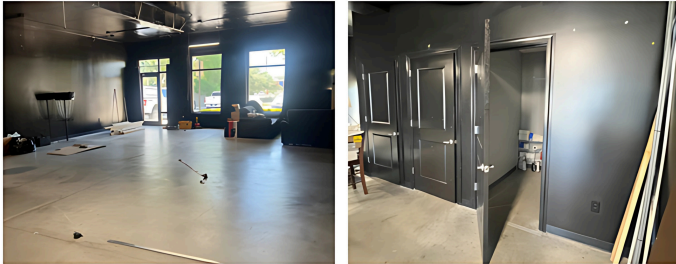
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SUITE 105

403 HOLLYWOOD BLVD.
FORT WALTON BEACH, FL 32548



Suite 105 – 1,300 SF Retail/Office Space
For Lease | NNN | 3-Year Term | Zoning: COM

This stylish, open-concept suite features high ceilings and large windows that flood the space with natural light, creating a bright and modern atmosphere. Ideal for a boutique retail user or service provider seeking a polished, professional storefront.

Highlights:

- 1,300 SF +/-
- Open floorplan with flexible layout options
- Impressive natural light and volume
- Sophisticated presentation for client-facing businesses
- Rear service access available

Tenant Expenses: Power, Water/Sewer, Garbage, Property & Liability Insurance, CAM

\$1,841.66 per month

\$17.00 PSF/ Plus, NNN, and sales tax

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SUITE 106

**403 HOLLYWOOD BLVD.
FORT WALTON BEACH, FL 32548**



Viking Plaza – 1,300 SF Office/Retail Suite For Lease | NNN | 3-Year Term | Zoning: COM

Bright, modern office space with floor-to-ceiling windows and a welcoming reception area. The suite includes:

- Dedicated reception window & waiting area
- Large open workspace (cubicle-ready)
- 3 private offices, storage area, and restroom
- Rear private entry for added convenience

Located in Viking Plaza, a professionally managed mixed-use center in Fort Walton Beach. Ideal for retail or office use.

- Size 1,300 SF +/-
- Type Commercial – Retail or Office
- Tenant Ex. Power, Water/Sewer/Garbage,
- Prop INS, Liability INS, CAM

\$1,841.66 per month

\$17.00 PSF/ Plus, NNN, and sales tax

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