

FOR LEASE



PAD SITE FOR PROPOSED ±2,400 SF QSR BUILDING W/ DRIVE THRU

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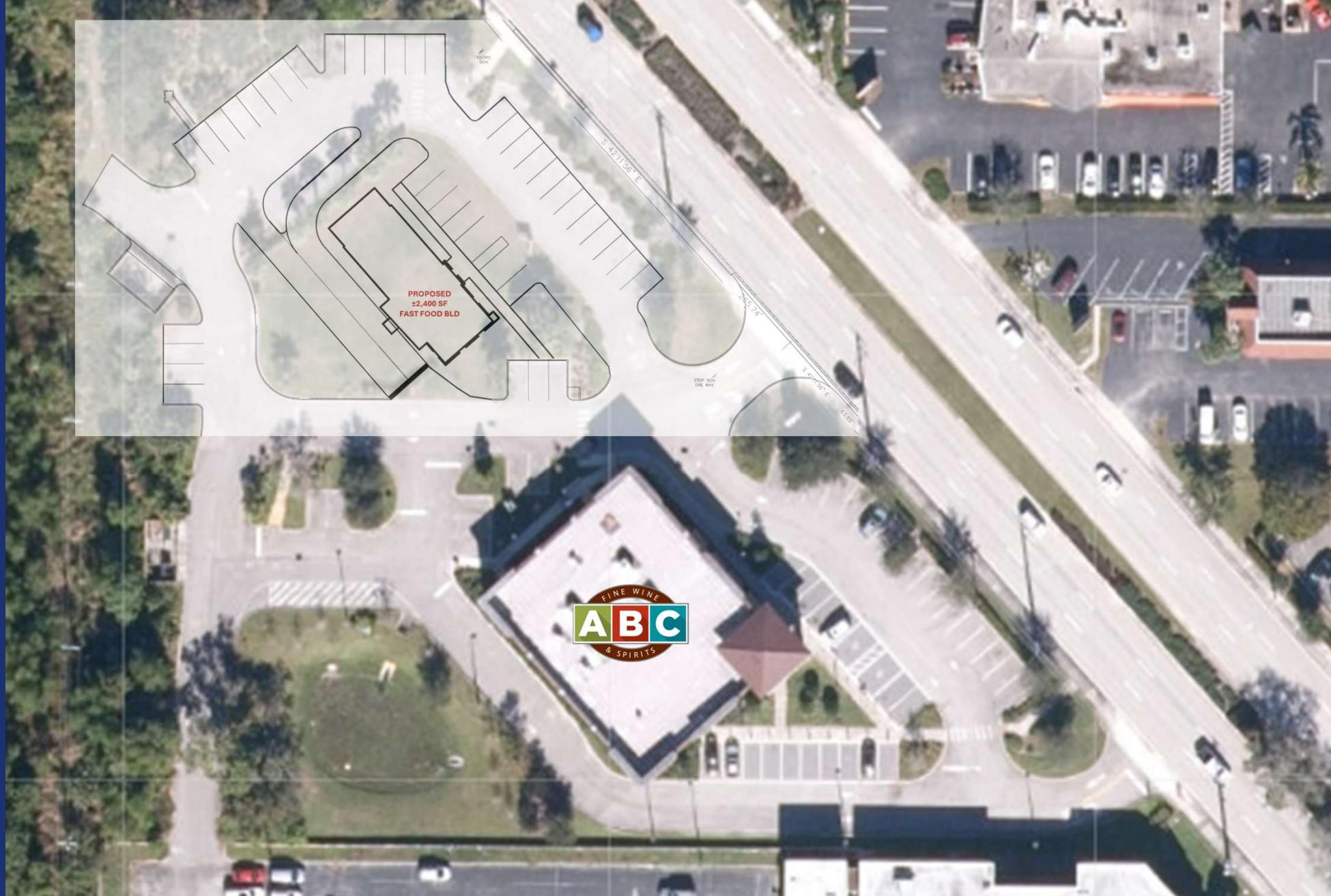
1492 SE FEDERAL HIGHWAY, STUART, FL 34994 (MARTIN COUNTY)

PROPERTY SUMMARY

AVAILABLE SPACE		PROPERTY HIGHLIGHTS		
#OP-1	±0.22 AC	<input type="checkbox"/> CURB-IN PAD SITE <input type="checkbox"/> ±0.22 AC SIZED PARCEL <input type="checkbox"/> PARCEL MEASURES APPROX. 100' X 270' <input type="checkbox"/> ZONED B-2 <input type="checkbox"/> PROPERTY IS ADJACENT TO ABC FINE WINE & SPIRITS <input type="checkbox"/> SITE COULD ACCOMMODATE USES SUCH AS QSR, AUTOMOTIVE, RETAIL, MEDICAL, ETC. AND CAN BUILD UP TO ±6,000 SF RETAIL BUILDING		
ASKING RENT		DEMOGRAPHICS		
GROUND LEASE	CONTACT BROKER	TRAFFIC COUNTS		
PROPERTY SPECIFICATIONS		1 MILE	3 MILE	5 MILE
ADDRESS	1492 SE FEDERAL HIGHWAY STUART, FL 34994	POPULATION	9,386	52,467
ACREAGE	±0.22 AC	HOUSEHOLDS	4,150	23,508
PROPERTY TYPE	VACANT LAND	AVG HH INCOME	\$64,961	\$82,986
PROPERTY USE	RETAIL			\$92,785
ZONING	B			
CITY	STUART			
COUNTY	MARTIN COUNTY			
PARCEL ID	09-38-41-004-000-0005.1-9			
37,000 AADT – SE FEDERAL HIGHWAY				
TENANTS IN IMMEDIATE AREA				



PROPOSED FAST FOOD



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(MARTIN COUNTY)

LINDSEY MEYERS
PRINCIPAL | BROKER
404.556.4960
LINDSEY@SRACRE.COM

PROPOSED WILLOUGHBY RD
EXISTS TRAFFIC LIGHT

**SOUTHEAST
RETAIL ADVISORS**

WWW.SRACRE.COM
LINKEDIN.COM/COMPANY/SOUTHEAST-RETAIL-ADVISORS-INC
INSTAGRAM.COM/SOUTHEAST_RETAIL_ADVISORS

851 Broken Sound Parkway NW, Suite 160, Boca Raton, FL 33487

*The information herein was obtained from third parties. Any and all interested parties should have their choice of experts inspect the property and verify all information.
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