

443 NW Prima Vista Blvd
Port St. Lucie, FL 34983

MEDICAL OR
PROFESSIONAL OFFICE

FOR **SALE** OR **LEASE**



**FLORIDA
COMMERCIAL**
REAL ESTATE COMPANY



ALBERT BROWN
Sales Associate
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1,631 SF

EXECUTIVE SUMMARY

443 NW PRIMA VISTA BLVD, PORT ST. LUCIE, FL 34983 | MEDICAL OR PROFESSIONAL OFFICE

SPECS

Unit Size: 1,631 SF
Year Built: 2006
Zoning: LMD - Limited Mixed Use
Sale Price: \$390,000
Lease Price: \$22 Per SF YR / GROSS for 3-5 Year Term

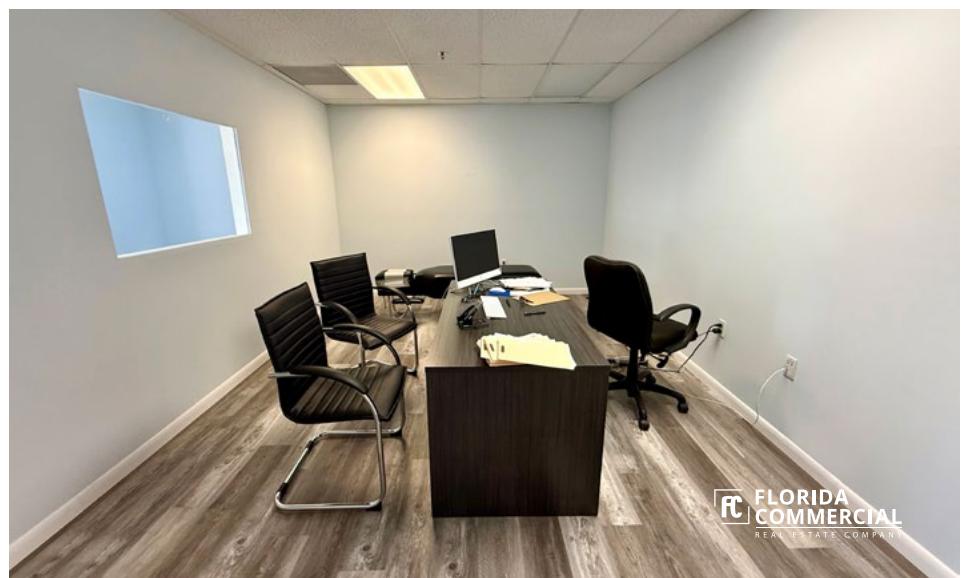
PROPERTY OVERVIEW

This 1,631 SF commercial unit offers a flexible layout well suited for medical, professional, or service-oriented users, available for sale or lease. Formerly operated as a chiropractic office, the space features a wide open front area ideal for reception or treatment use, one private office, and a spacious rear office or conference room. Wood-look tile flooring runs throughout, complemented by a private restroom and expansive front glass windows that fill the space with natural light. Located within Prima Vista Commons, the property is surrounded by established medical and professional users and benefits from close proximity to a variety of retail, dining, and daily services—making it an excellent opportunity for an owner-user or investor.



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MAPS & REPORT

443 NW PRIMA VISTA BLVD, PORT ST. LUCIE, FL 34983 | MEDICAL OR PROFESSIONAL OFFICE

 POPULATION	1 MILE	3 MILES	5 MILES	 HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Population	17.3K	89.5K	179K	Total Homeowners	6.1K	27.1K	53.6K
Median Age	51	43	45	# of persons per HH	5.1	53.1K	6.1
				Average HH Income	\$73.9K	\$67.3K	



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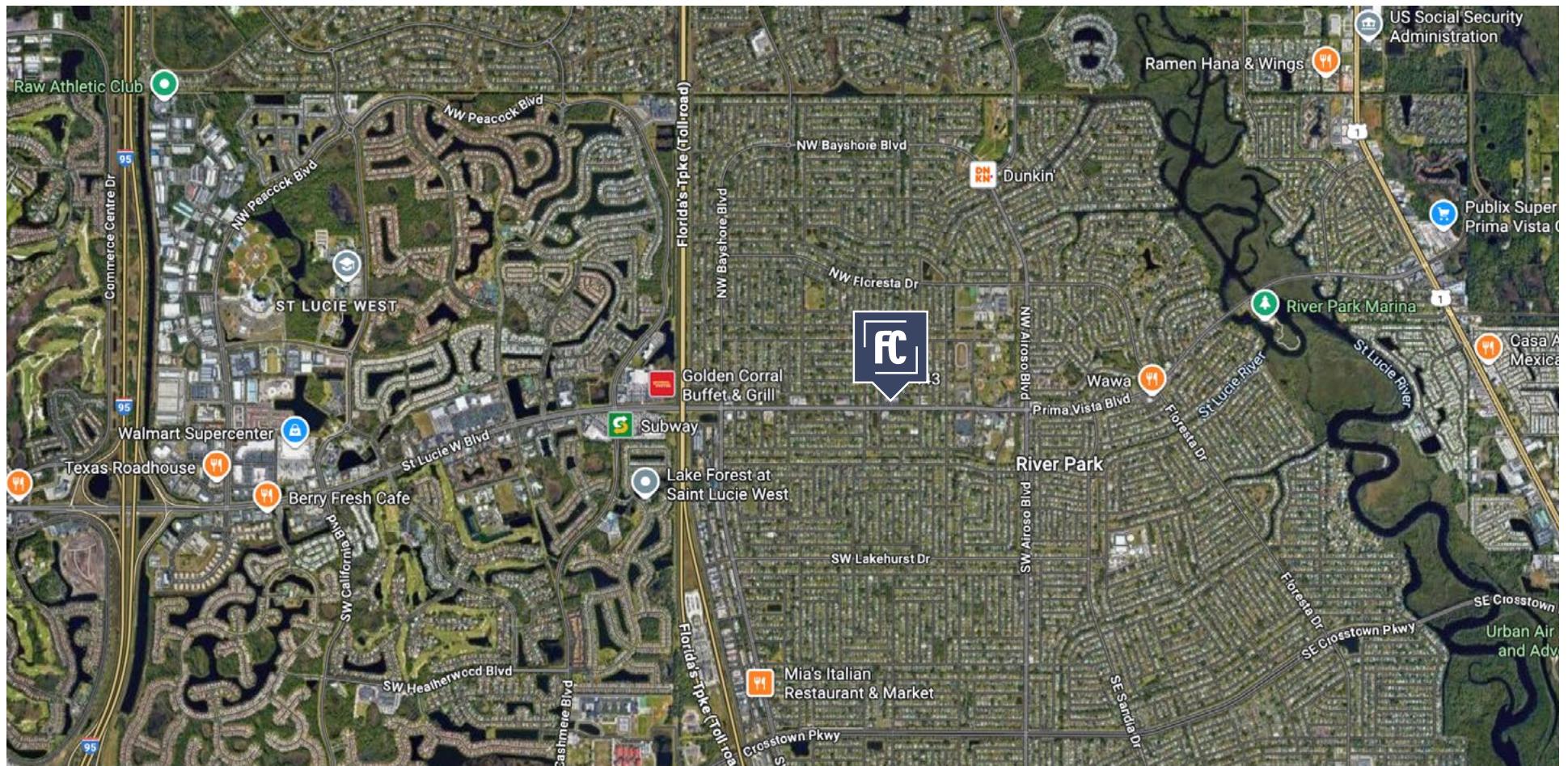


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LOCATION

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