

# FOR SALE / LEASE



**±2.0 AC PARCEL – SITE PLAN APPROVED FOR CAR WASH & QSR W/ DRIVE THRU**

## ±2.0 AC PARCEL

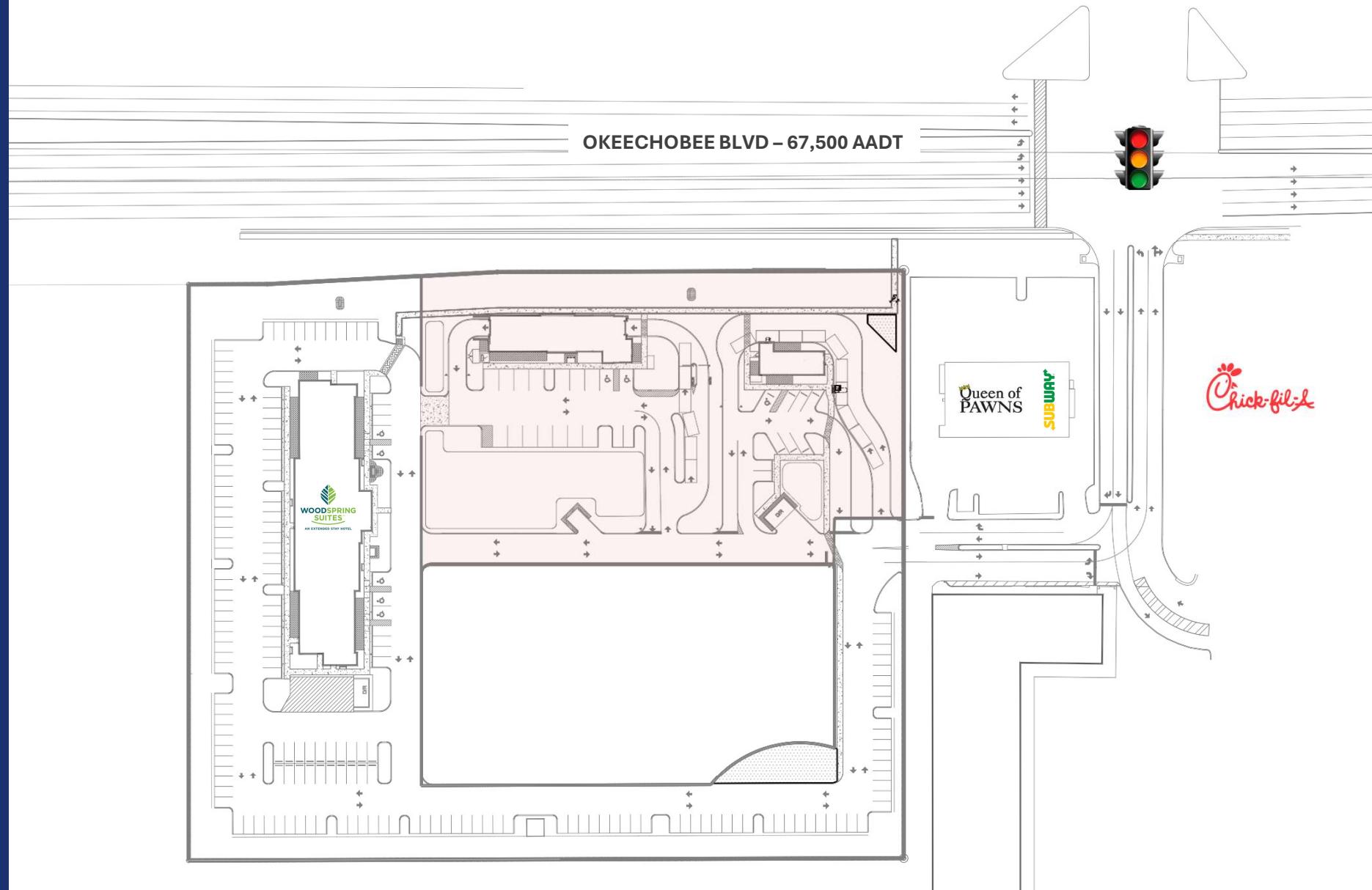
6126 OKEECHOBEE BLVD, WEST PALM BEACH, FL 33417 (PALM BEACH COUNTY)

# PROPERTY SUMMARY

AVAILABLE SPACE		PROPERTY HIGHLIGHTS																		
#OP-1	±2.0 AC	<ul style="list-style-type: none"> <li><input type="checkbox"/> ±2.0 AC DEVELOPMENT PARCEL</li> <li><input type="checkbox"/> LOCATED ON THE SEQ OF OKEECHOBEE BLVD &amp; FLORIDA'S TURNPIKE</li> <li><input type="checkbox"/> SHARED ACCESS AT TRAFFIC LIGHT DIRECTLY ACROSS FROM THE FLORIDA'S TURNPIKE ENTRANCE/EXIT</li> <li><input type="checkbox"/> ADJACENT TO AND SHARED ACCESS WITH CHICK FIL A</li> <li><input type="checkbox"/> 382' FRONTAGE ON OKEECHOBEE BLVD</li> <li><input type="checkbox"/> FULLY APPROVED SITE PLAN FOR EXPRESS CAR WASH &amp; QSR W/ DRIVE THRU. PLAN CAN BE MODIFIED TO SUIT.</li> </ul>																		
PRICING		DEMOGRAPHICS																		
SALE PRICE	CONTACT BROKER	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th></th><th>1 MILE</th><th>3 MILE</th><th>5 MILE</th></tr> </thead> <tbody> <tr> <td>POPULATION</td><td>15,072</td><td>93,289</td><td>233,653</td></tr> <tr> <td>HOUSEHOLDS</td><td>7,326</td><td>37,465</td><td>89,289</td></tr> <tr> <td>AVG HH INCOME</td><td>\$52,434</td><td>\$65,912</td><td>\$71,851</td></tr> </tbody> </table>				1 MILE	3 MILE	5 MILE	POPULATION	15,072	93,289	233,653	HOUSEHOLDS	7,326	37,465	89,289	AVG HH INCOME	\$52,434	\$65,912	\$71,851
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HOUSEHOLDS	7,326	37,465	89,289																	
AVG HH INCOME	\$52,434	\$65,912	\$71,851																	
GROUND LEASE	CONTACT BROKER	TRAFFIC COUNTS																		
PROPERTY SPECIFICATIONS		<p>67,500 AADT – OKEECHOBEE BLVD</p> <p>73,200 AADT – FLORIDA'S TURNPIKE</p>																		
ADDRESS	6126 OKEECHOBEE BLVD WEST PALM BEACH, FL 33417	TENANTS IN IMMEDIATE AREA																		
ACREAGE	±2.0 AC	      																		
PROPERTY TYPE	VACANT LAND	     																		
PROPERTY USE	RETAIL	     																		
ZONING	MUPD																			
CITY	WEST PALM BEACH																			
COUNTY	PALM BEACH COUNTY																			
PARCEL ID	00-42-43-27-34-001-0020																			

# APPROVED SITE PLAN

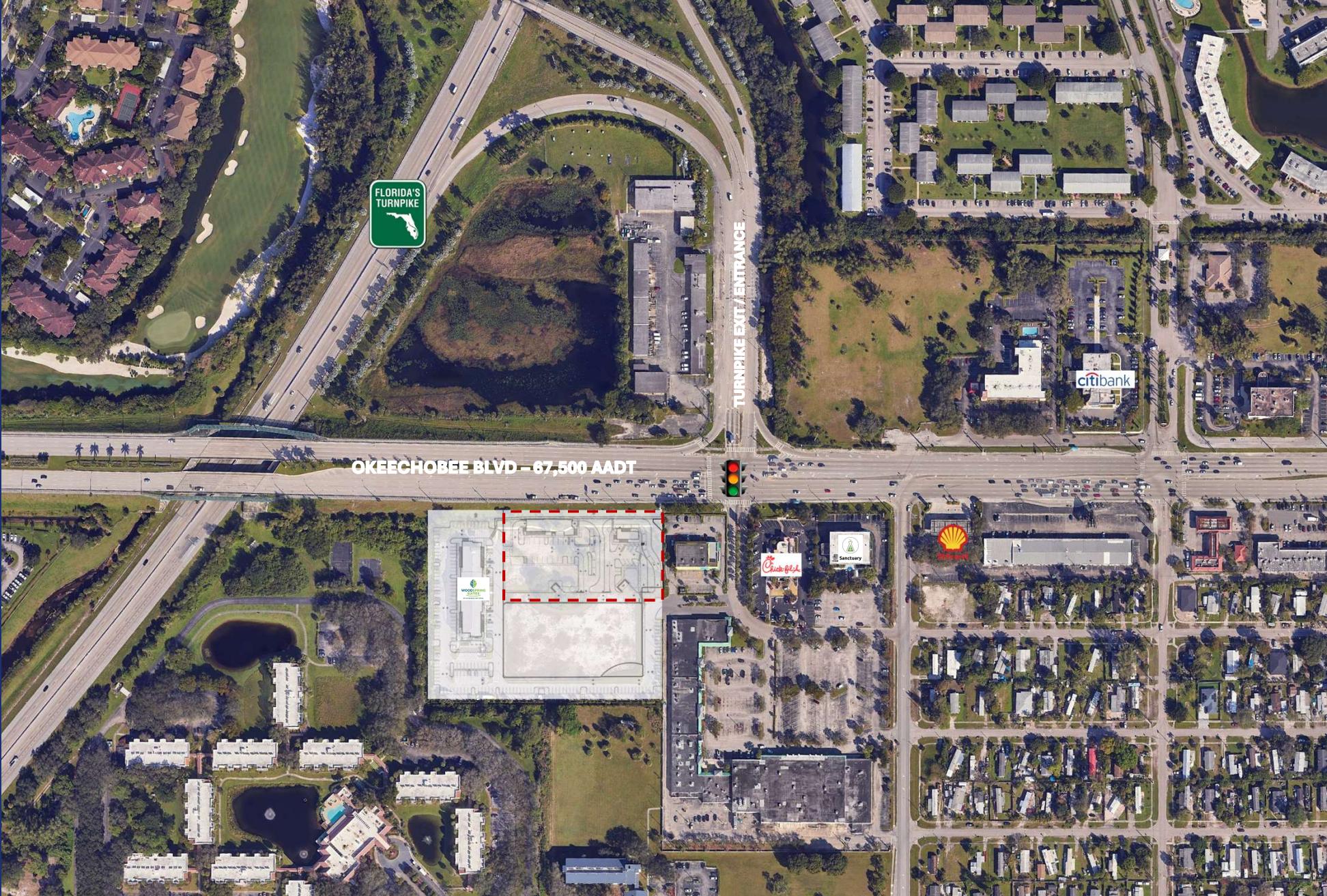
FLORIDA'S  
TURNPIKE  
EXIT/ENTRANCE



## ±2.0 AC PARCEL

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# AERIAL MAP



## ±2.0 AC PARCEL

6126 OKEECHOBEE BLVD, WEST PALM BEACH, FL 33417 (PALM BEACH COUNTY)



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(PALM BEACH COUNTY)

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