

West Palm Beach | Triplex

4600 Kelmar Dr, West Palm
Beach, FL 33415



Natalie Aballi

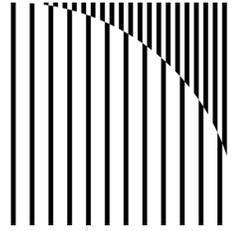
R.E. Advisor

M: 718.614.6446 natalie.aballi@compass.com

COMPASS
COMMERCIAL



4600 Kelmar Dr



UNIT	BASE RENT	SECURITY	RENT DUE	EXPIRATION
4600 KELMAR DR	\$1,800	\$3,600	1ST	02/28/27
4601 KELMAR DR	\$1,800	\$3,600	1ST	09/01/26
4602 KELMAR DR	\$2,450	\$4,900	1ST	07/01/26

EXPENSES			SALE	CAP
Description	Monthly	Yearly	\$718,000	8.60%
Property Tax	\$789	\$9,465.25		
Insurance	\$49.50	\$594.00		
Utilities	\$30	\$360		
Maintenance	\$42	\$500		
NET YEARLY INCOME AFTER EXPENSES	\$5,140	61,680.75		

4600 Kelmar Dr is ideally positioned in the heart of West Palm Beach, offering investors strong rental demand driven by proximity to major highways, Palm Beach international Airport, employment hubs, and everyday retail. Just minutes from downtown West Palm Beach and the area’s growing development corridor, this location supports long-term appreciation potential and consistent occupancy in a high growth South Florida market.



Price : \$718,000.00