

For Sale
±910 SF Office Condo
Medical Use Permitted

**PRICED
TO SELL**



Palm Beach Lakes Professional Center Condo

2247 Palm Beach Lakes Boulevard, Suite 106 | West Palm Beach, FL 33409

Property Features

- Ground floor office condo available in a boutique building with ample parking
- Spacious and fully built-out office suite with glass accents, wood flooring, flexible workspace, and kitchen/storage
- High visibility on Palm Beach Lakes Blvd. with over 32,242 passing cars per day
- Signage opportunities subject to availability
- Less than 1 mile from I-95 & 5 miles from Downtown West Palm Beach, the Flagler Financial District, City Place, and governmental center

Key Highlights



Move-in ready, boutique office condo with medical use approved



Unbeatable location, near I-95 and the best of the Palm Beaches



Centrally located in a thriving area with numerous conveniences & easy access to main roads

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FOR SALE: Move-In Ready Office Condo

Thoughtfully Designed, Flexible Workspace

This ±910 SF office condo offers a warm, professional interior featuring wood grain flooring, elegant wainscoting, and glass wall accents. With a flexible layout, the suite includes open workspaces, a conference/private room with sliding door access, and a versatile glass-walled space perfect for medical, wellness, or boutique office uses. The suite is fully move-in ready with a kitchenette and ample parking for staff and clients.



Address: 2247 Palm Beach Lakes Blvd.
Suite 106
West Palm Beach, FL 33409

Year Built: 1972

Unit Size: ±910 SF

PID: 74-43-43-19-22-000-1060

Use Code: 1704 – Office Building
Medical Use Permitted

Zoning: GC – General Commercial

Parking: 5:1,000

Sale Price: \$280,000

RE Taxes: \$3,436

Association Fees: \$815/month (includes janitorial)

For More Information:

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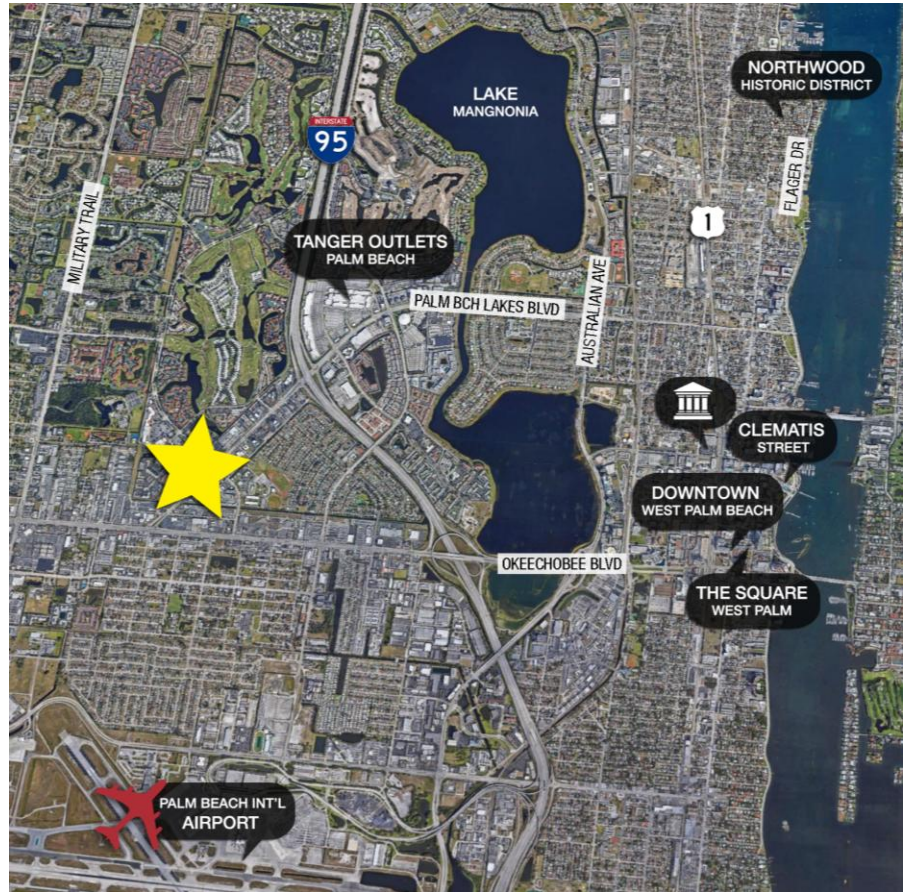
PALM BEACH LAKES PROFESSIONAL CENTER CONDO

Office/Medical Space in the Heart of West Palm Beach

Strategically located in the heart of Palm Beach Lakes Boulevard, this property provides exceptional accessibility to premier amenities and major roads.

This fantastic location is positioned near Tanger Outlets Palm Beach, Target, Whole Foods, and Publix. Conveniences within walking distance include Red Lobster, Park Avenue BBQ, Twin Peaks, and Walgreens – with more options only minutes away.

Palm Beach Lakes Professional Center has ample parking and a newer roof. Medical use is permitted, allowing for a variety of South Florida professionals to take advantage of this premier owner/user opportunity in West Palm Beach.



Demographics:	1 Mile	3 Miles	5 Miles
Total Population	15,545	127,477	279,322
Avg. HH Income	\$72,893	\$81,822	\$91,233
Households	5,886	53,348	110,172

Ready to Make a Move? Contact Us to Learn More!

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