

# 3750 PROSPECT AVENUE

**NEW TO MARKET**

**FREE STANDING INDUSTRIAL - 21,590 SF**

**1.6 ACRES**



**TOUCHSTONE WEBB REALTY CO.**

610 Clematis St, Suite CU-5

West Palm Beach, FL 33401

O: (561) 659-5554

[www.TouchstoneWebb.com](http://www.TouchstoneWebb.com)

**EXCLUSIVE LEASING CONTACT:**

Kris Hustad

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## GENERAL PROPERTY INFORMATION

Total warehouse: 15,195 sf | Total office: 6,395 sf

Property size: 1.6 acres

53 Parking Spaces

Zoning: IL - Light Industrial in

Unincorporated Palm Beach County

### PERMITTED USE MATRIX

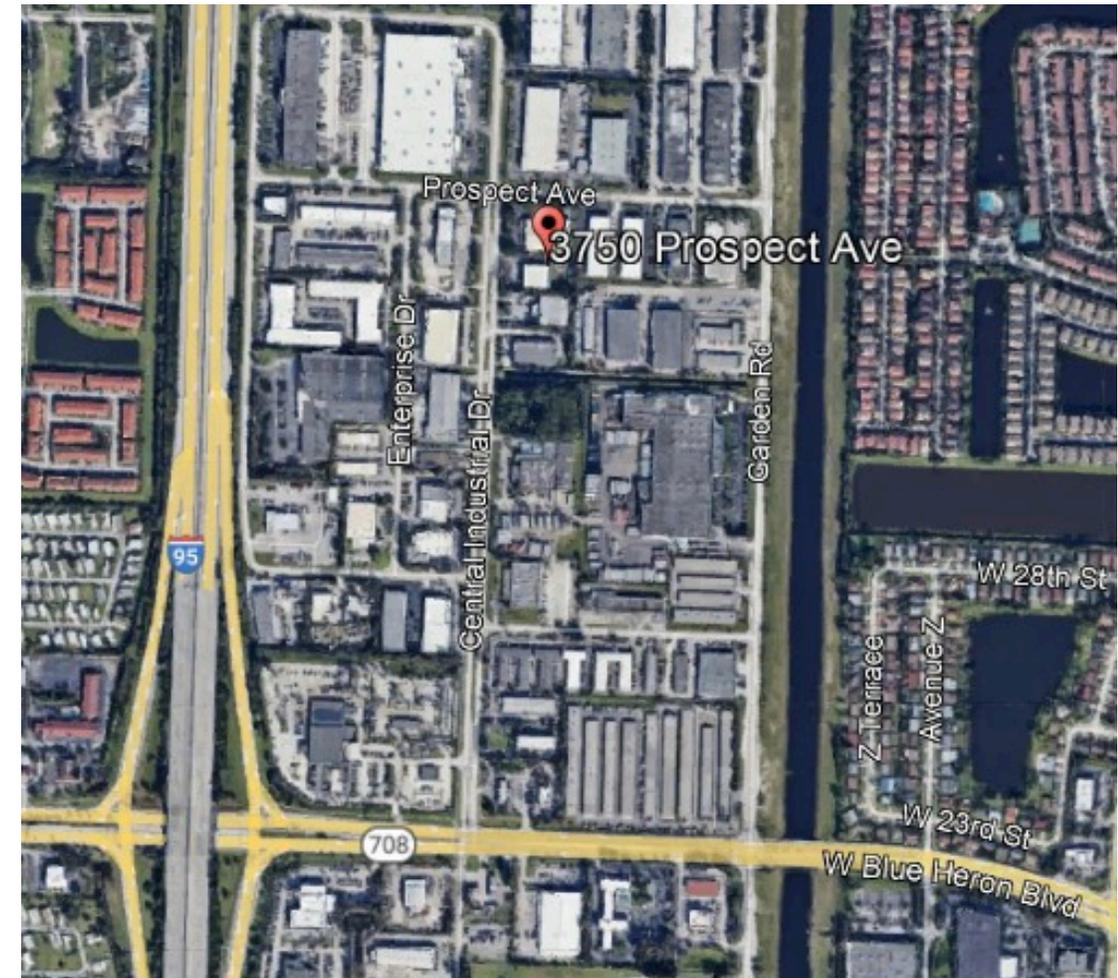
Location: S.E. corner of Central Industrial Drive and

Prospect Avenue

Available January 1, 2026

Lease Rate: \$17.50 psf NNN

Touchstone Webb Realty Company Listings



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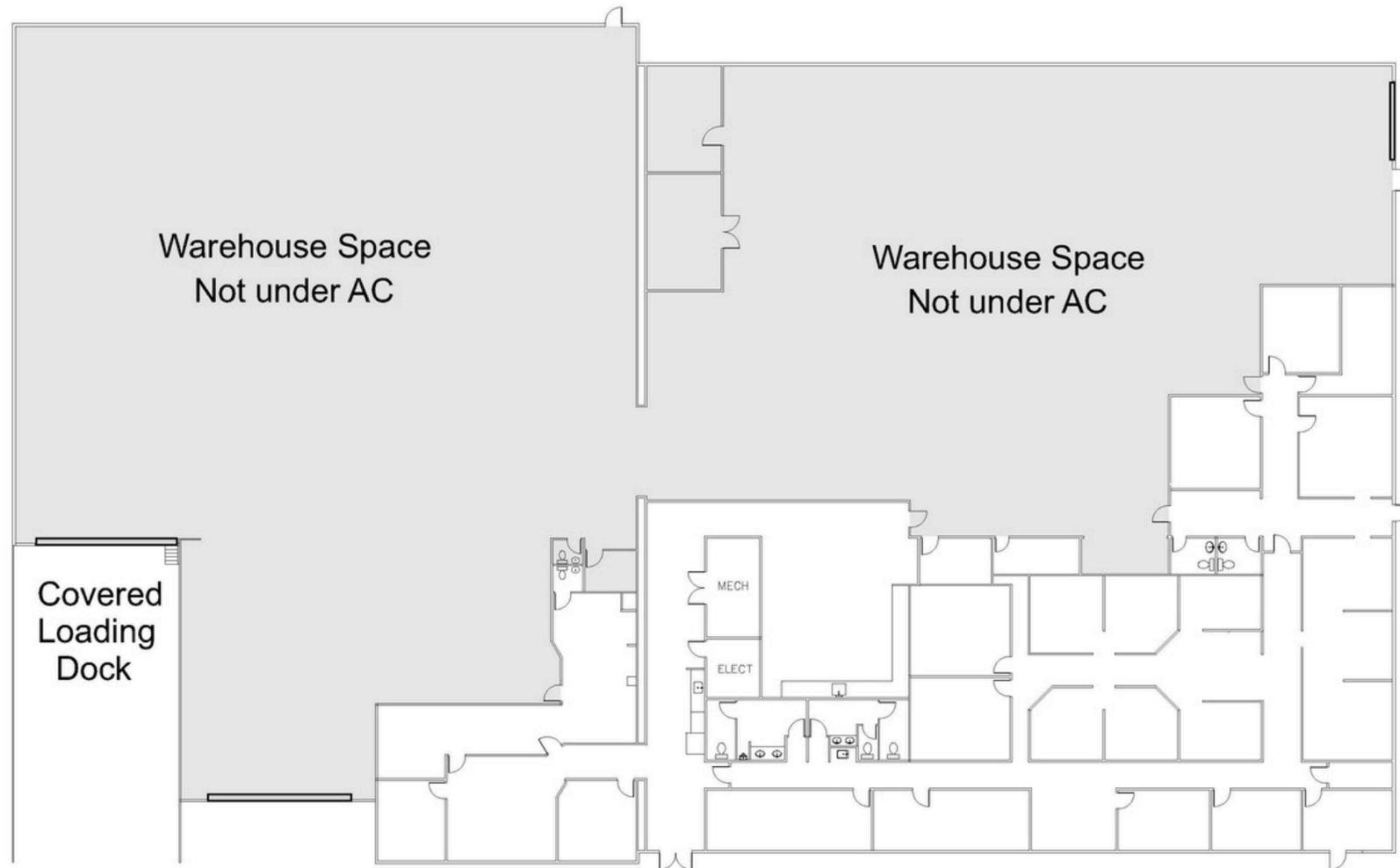
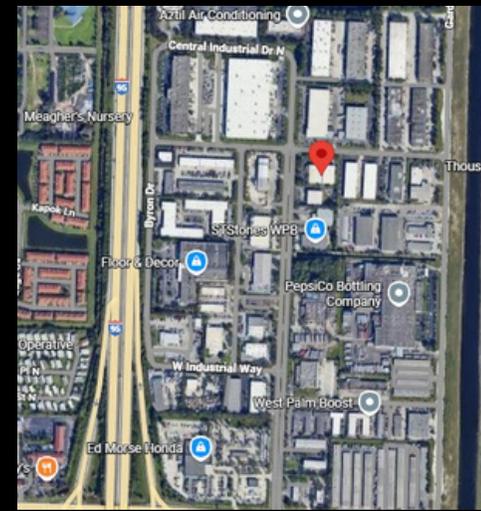
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## EAST SIDE

Warehouse: 7,225 sf | Office: 2,365 sf

Ceiling Heights: 17' - 20' (insulated)

Column Spacing - 3 columns 23' apart

One Grade Level Door - 13' x 13'

One truck well dock high opening - 19' w x 16' h

Fire Sprinklered

Exhaust fans

Heavy power

## WEST SIDE

Warehouse: 7,970 sf | Office: 4,030 sf

Ceiling Heights: 14'

Column Spacing - 2 columns 26' apart

Grade Level Door - 11' w x 9' h (automatic)

Fire Sprinklered

Exhaust fans

Heavy power



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