

ROYAL PALM FINANCIAL CENTER SOUTH

1111 SE Federal Hwy., Stuart, FL 34994



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CHAPMAN COMMERCIAL REAL ESTATE, INC.

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OFFICE SPACE FOR LEASE - SUITE 212



360° VIRTUAL TOUR

PROPERTY DESCRIPTION

Recently renovated building with limited availability. Improvements include: repainting the building, upgrading the entrance/lobby areas by adding secure doors and/or gates to the entry hallways with security cameras, new signage, upgrading the common restrooms, adding LED lighting to the common areas, refurbishing the parking lot and replacing the entryway awnings.

PROPERTY HIGHLIGHTS

- Prime location with high visibility
- Ample parking for employees and customers
- High-quality interior finishes
- Close proximity to major highways and transportation hubs
- Flexible lease terms available
- Energy-efficient lighting and HVAC systems

OFFERING SUMMARY

Lease Rate:	\$25.50 (MG)
Available SF:	2,628 SF
Lot Size:	138,944 SF
Building Size:	61,110 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	3,121	50,458	121,854
Total Population	5,674	98,384	251,100
Average HH Income	\$54,019	\$80,834	\$71,920

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BUILDING PHOTOS



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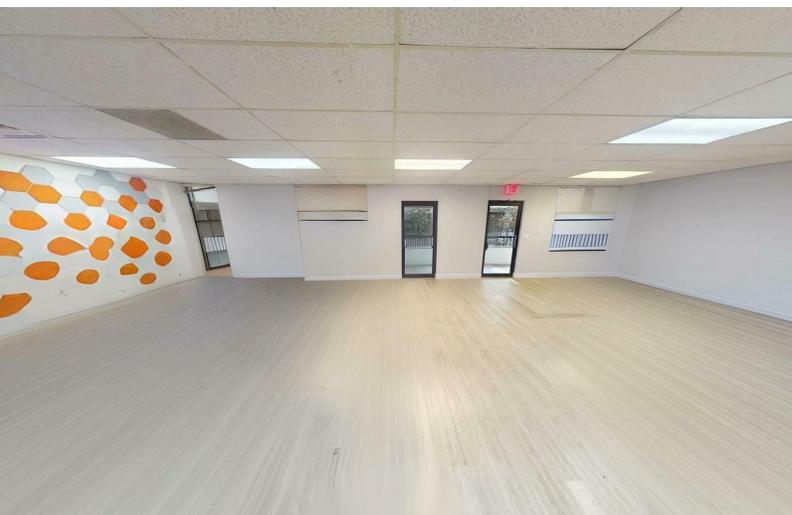
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INTERIOR PHOTOS



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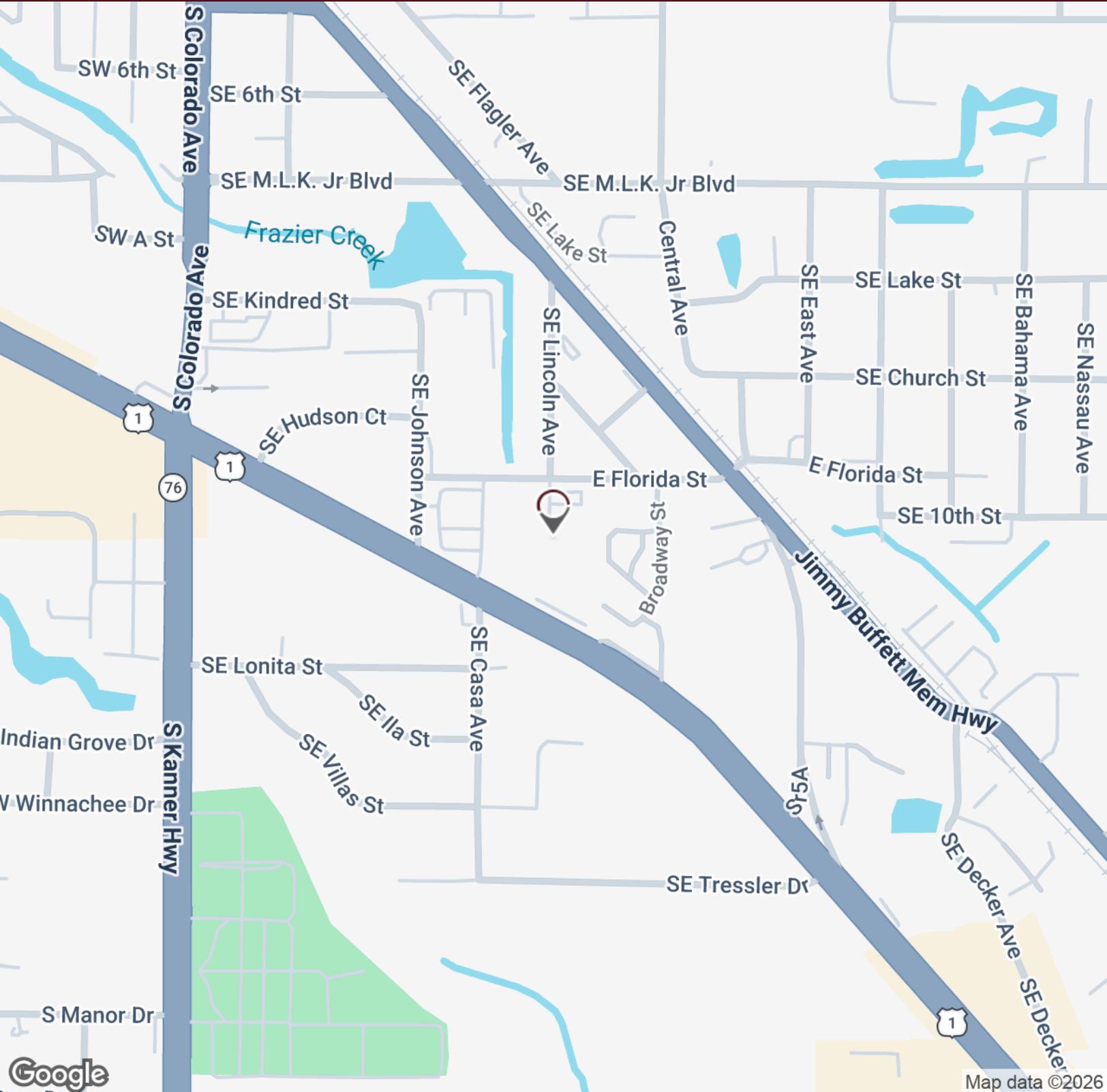
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BUILDING LOCATION



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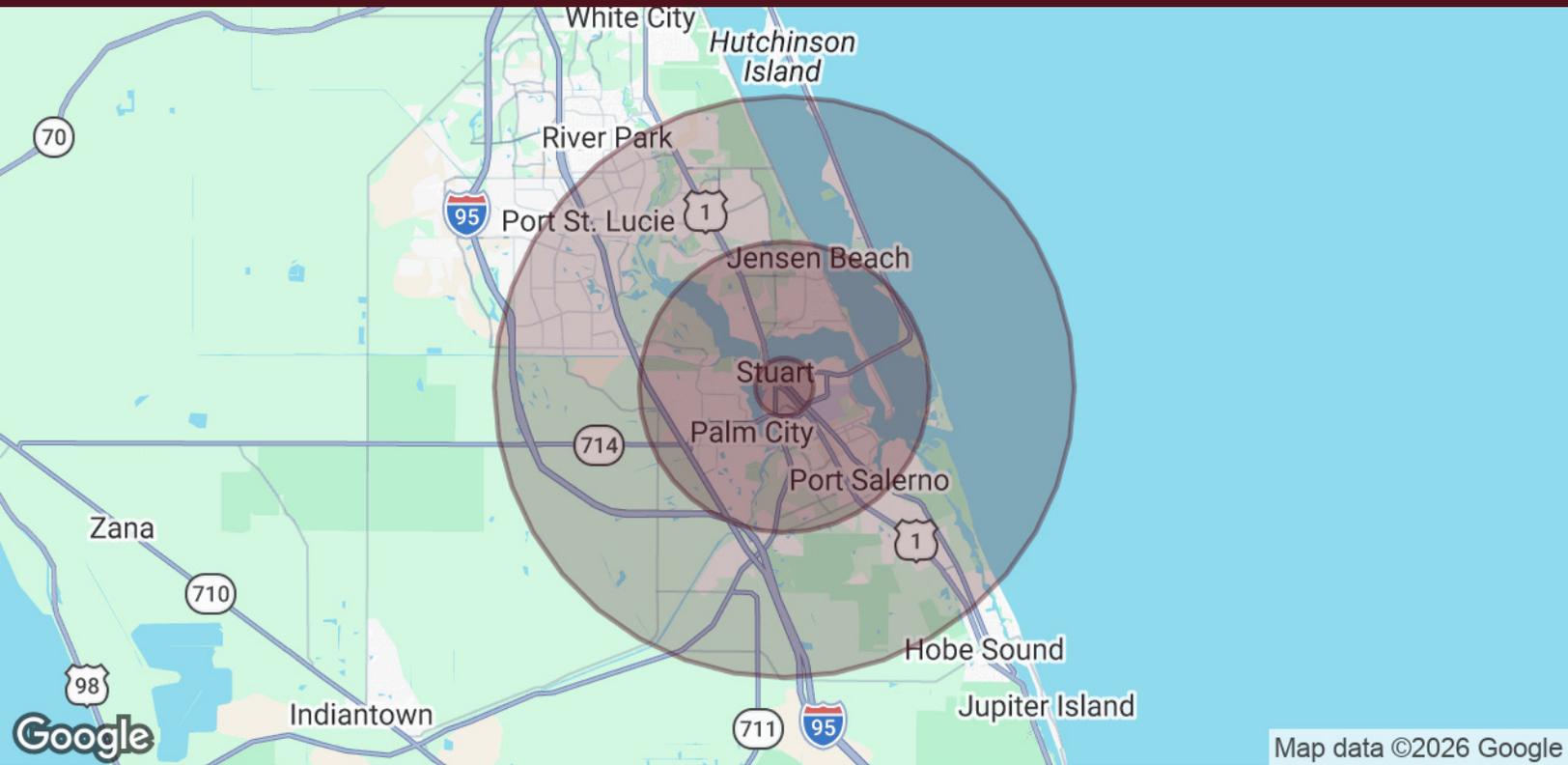
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GEOGRAPHIC LOCATION



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	5,674	98,384	251,100
Average Age	50.3	50.1	47.8
Average Age (Male)	45.1	47.8	46.4
Average Age (Female)	51.4	51.2	48.9
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	3,121	50,458	121,854
# of Persons per HH	1.8	1.9	2.1
Average HH Income	\$54,019	\$80,834	\$71,920
Average House Value	\$213,379	\$316,011	\$270,189

2020 American Community Survey (ACS)

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