



FOR LEASE

# Clematis St Executive Offices for Lease (w/ WiFi)

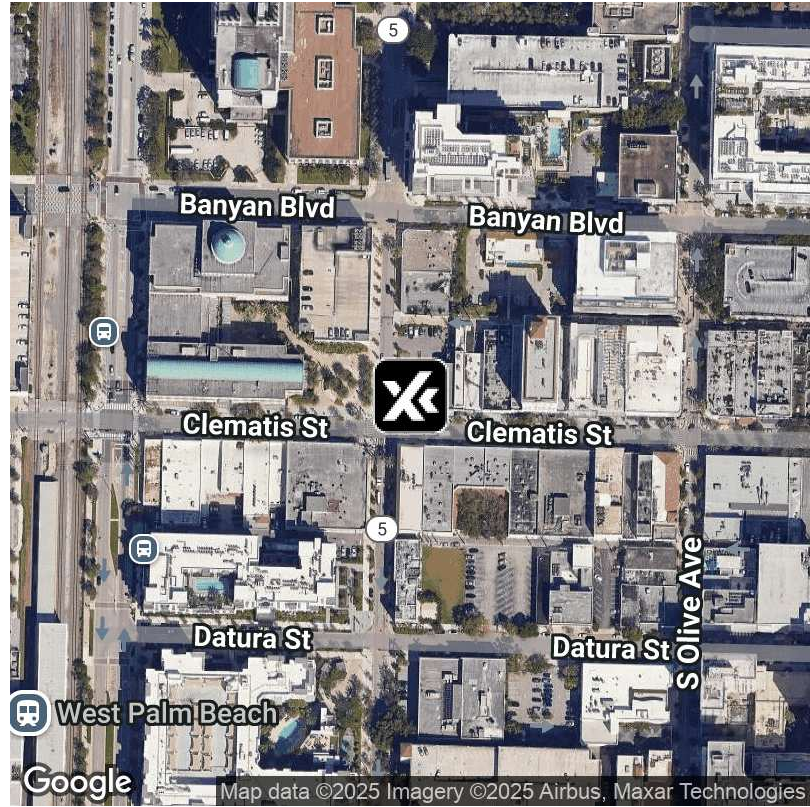
100 S Dixie Hwy, West Palm Beach, FL 33401

eXp Commercial | 10752 DEERWOOD PARK BOULEVARD | Jacksonville, FL 32256 | [expcommercial.com](http://expcommercial.com)

**Chad Massaker, MICP**

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## OFFERING SUMMARY

Lease Rate:	\$50.00 - 72.00 SF/yr (NNN; MG)
Building Size:	18,000 SF
Available SF:	70 - 3,236 SF
Lot Size:	0.16 Acres
Number of Units:	10
Year Built:	1924
Renovated:	2021
Zoning:	CWD-CD - Clematis Waterfront District
Market:	West Palm Beach
Submarket:	CBD

## LOCATION OVERVIEW

At the corner of S Dixie Hwy and Clematis St. Across CVS and diagonally across from the courthouse and Mandell Public Library.

1st Floor Retail Tenants are Nico's Pizza, ManCave Barbershop & Foxy Nails.

## PROPERTY HIGHLIGHTS

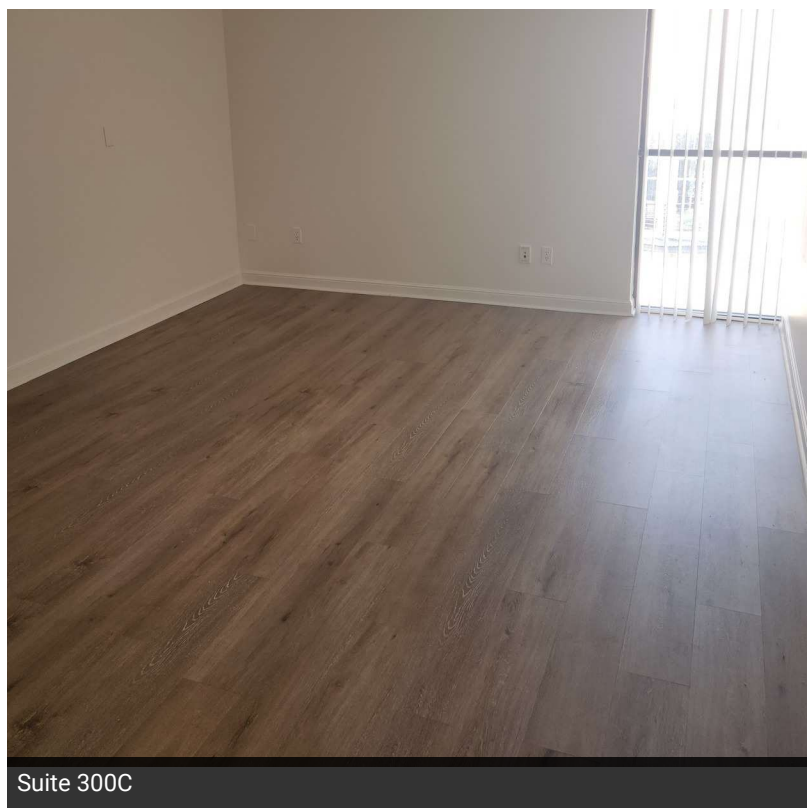
- Across the Street from the Courthouse & CVS
- Highly Affordable, Recently Renovated Spaces
- Most Executive Suites Include Internet Access
- Building Security & Access Control on Weeknights and Weekends
- Walking Distance from Many Clematis Restaurants
- Pizzeria, Barbershop & Nail Salon Located in the Building

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Suite 200 Office Floorplan

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**CHAD MASSAKER, MICP**

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**PROFESSIONAL BACKGROUND**

Chad Massaker is a seasoned commercial real estate and business broker with a dynamic career spanning over two decades. A serial entrepreneur, Chad brings extensive expertise in information technology, seamlessly integrating artificial intelligence, digital marketing, and other technologies into his commercial real estate and business brokerage services. This gives him a superior advantage over older, more "seasoned" agents who have failed to embrace technology.

Chad is a mentor to 12-20 new commercial agents at any given time, showing them how to leverage information technology to find new opportunities and close transactions faster. In 2023, he was the national commercial mentor of the year for EXP Commercial.

**EDUCATION**

- ★ B.S. Psychology
- ★ MICP - Masters in Commercial Property
- ★ NCREA - National Commercial Real Estate Advisor
- ★ CREIPS - Certified Real Estate Investment Planning Specialist
- ★ ePRO - Commercial Property Digital Marketing Specialist
- ★ Serial Entrepreneur w/ Strong Technology Background

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