



For Lease

Medical Suites ranging from 1,304 SF - 2,888 SF

4601 N Congress Avenue

West Palm Beach, FL



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4601 N Congress Avenue

Premier Medical Office Building

The 4601 N Congress Avenue building is a ±24,820 SF premier medical office property on the campus of the JFK Hospital North Campus. This site is strategically located just one block east of I-95 near the corner of 45th Street and Congress Avenue allowing for easy and direct access. This property is in the heart of West Palm Beach, minutes away from a variety of shopping, dining, banking, and lodging options.



New

Ownership/
Management



Medical

Office Building



I-95

Direct Access



Abundant

Parking

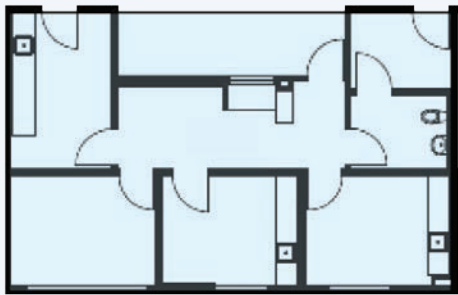


Amenities

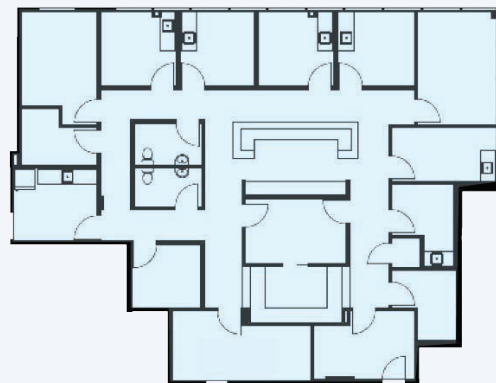
Minutes Away

Available Space

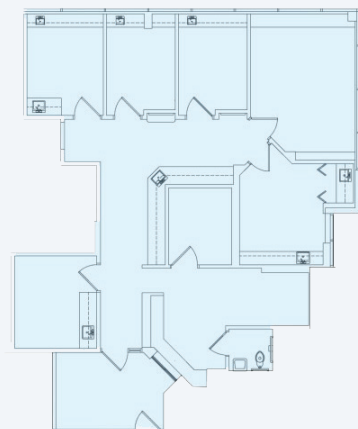
Suite 104 | 1,104 SF (Available in 60 Days)



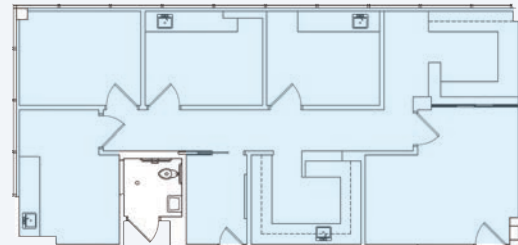
Suite 107 | 2,888 SF (Available in 60 Days)



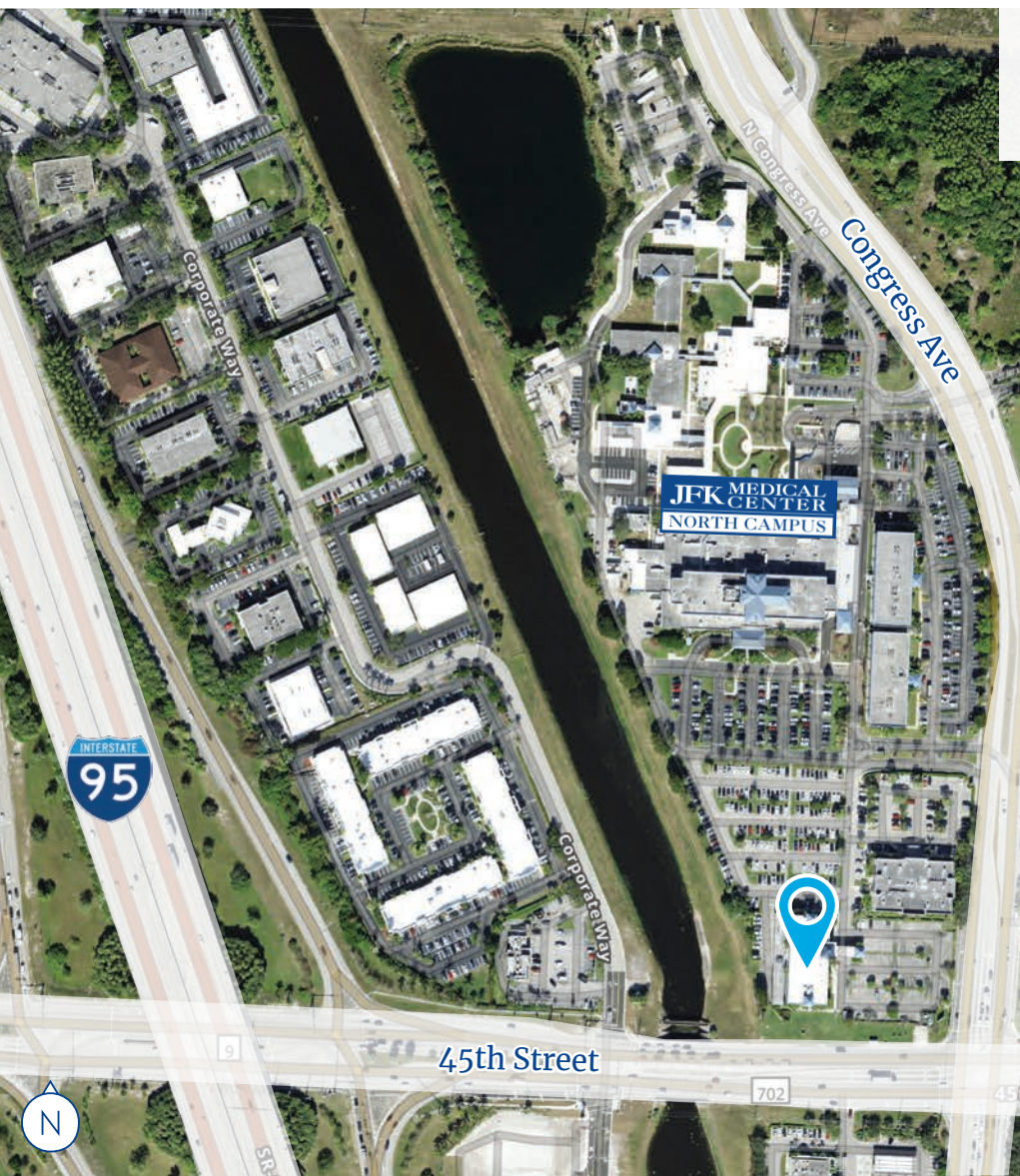
Suite 205 | 1,846 SF



Suite 206 | 1,304 SF



Click Plan Above to View Larger



Location Overview

- Located on the JFK Medical Center North Campus
- One block east of I-95
- Located at the signalized interchange of 45th Street and Congress Avenue
- Nearby medical centers include: St. Mary's Hospital, Palm Beach Children's Hospital and the VA Medical Center
- Close proximity to the Tanger Palm Beach Outlet Mall
- Easy access to all major transportation:
 - » I-95 at 0.3 miles
 - » Tri-Rail at 2.0 miles
 - » FL Turnpike at 5.2 miles
 - » Palm Beach International Airport at 5.7 miles
 - » Downtown WPB at 6.0 miles

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Demographics

	1 Mile	3 Miles	5 Miles
Population 	8,251	110,307	222,471
Average HH Income 	\$70,395	\$76,475	\$92,298
Total Households 	2,919	42,318	93,166

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