

FOR SALE

±6,900 SF

Flex Space/Showroom
with Versatile Zoning



Palms West Industrial Park Condo

581 105th Avenue N | Royal Palm Beach, FL 33411

Property Features

- Rare opportunity to own a magnificently designed flex space with liberal zoning
- Four combined condo units with modern design, six large roll-up doors, a mezzanine office loft with plumbing, polished showroom with high ceilings, and multiple storefront entries
- Fantastic location between West Palm Beach and the Western Communities
- Located off Southern Blvd. and US-441, behind Al Packer Ford, adjacent to Costco



Key Features:



Fully finished flex space prepped for classic auto storage



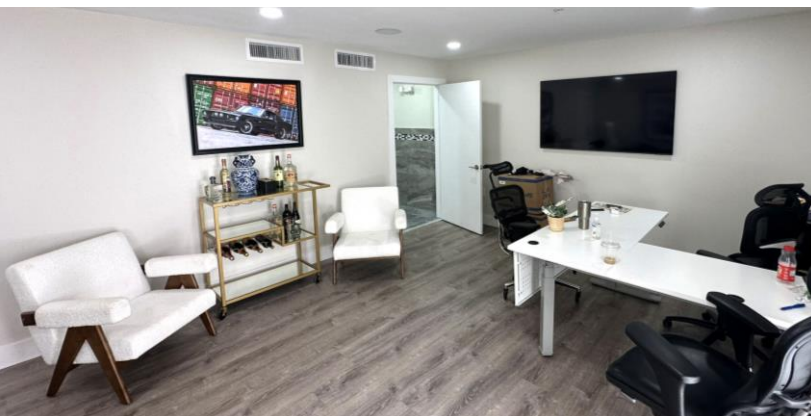
Great location 3 miles west of the Florida Turnpike



Direct access to Southern Boulevard



Situated in a fantastic position with access to multiple demographics



For More Information:

Jason L. Sundook, SIOR

Principal | jsundook@mhcreal.com



FOR SALE: 581 105TH AVENUE N, ROYAL PALM BEACH, FL
Premier Flex/Showroom Space with Strong Demographics



**Close to EVERYTHING
 Ideal for ANYTHING**

Beautifully finished, highly functional, and perfectly located for maximum business efficiency.

- Flexible zoning
- Versatile design
- ±65,000 cars per day on Southern Blvd.
- 3 miles to the Turnpike
- 9 miles to I-95

DRIVE BUSINESS FORWARD in this Premier Flex/Showroom

This space features modern offices and polished design elements, creating a professional and inviting atmosphere. The expansive garage area, with high ceilings and polished floors, is ideal for storage, workspace, or showroom use. Auto lifts are included with this sale.

Conveniently located near highly visited retail centers with tenants like Costco, Planet Fitness, World of Beer, and Starbucks, and near major car dealerships and auto services, including Al Packer Ford, CarMax, AutoZone, and more. Located in a well-maintained industrial park, this is an ideal opportunity to take advantage of a strategic location and access to an affluent and growing customer base.

Demographics:	1 Mile	3 Miles	5 Miles
Total Population	9,009	74,755	167,452
Avg. HH Income	\$139,386	\$129,394	\$128,959
Households	2,844	27,134	60,050



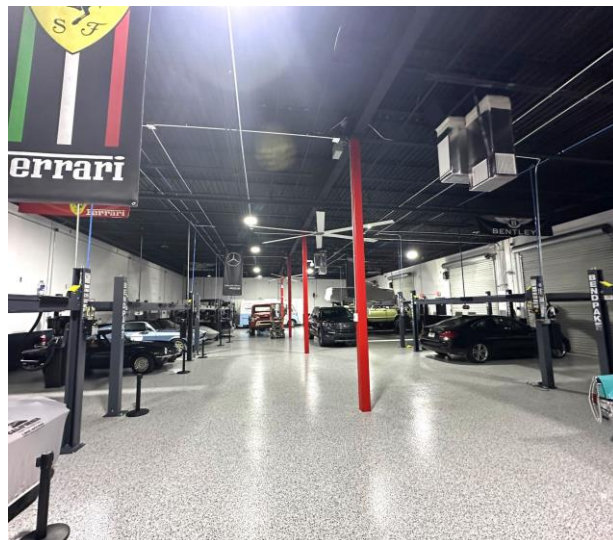
Call today for more information!

 **561 471 8000**

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www.mhcreal.com

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Modern Design. Flexible Zoning. Convenient Access.



Property	581 105 th Avenue North Units 37, 38, 39, 40 Royal Palm Beach, FL 33411
PCN	72-41-43-36-10-000-0370 72-41-43-36-10-000-0380 72-41-43-36-10-000-0390 72-41-43-36-10-000-0400
Zoning & Use Code	IG – Industrial General 4804 – WAREH/DIST TERM CONDO
Year Built	2007
Construction	Masonry
Ceiling Height	15'
Drive-In Doors	10' W X 12' H
Parking	2.00/1,000 SF
Sales Price	\$2,225,000



Let's schedule your tour!

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