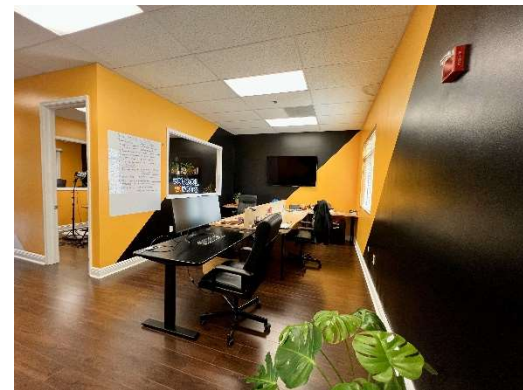


**PROFESSIONAL OFFICE**

**1,500 SF**

**FOR LEASE: \$33.50 / SF (Modified Gross)**

**H&B**  
**COMMERCIAL**  
A Division of Home & Business Partners



**601 N. CONGRESS AVE. S#430, DELRAY BEACH, FL**

- 1,500 SF OFFICE BUILT OUT: 3 OFFICES, CONFERENCE RM, LARGE RECEPTION. WOOD FLOORS, BREAKROOM (STAINLESS STEEL APPLIANCES, UPGRADED CABINETS)
- FACING CONGRESS AVE. (TRAFFIC COUNT: +/-40,000) CORNER OF LAKE IDA RD
- LOCATED IN THE AWARD-WINNING CONGRESS COMMERCE CENTER, ON THE CORNER OF CONGRESS & LAKE IDA RD, IN DELRAY BEACH, FL
- 2004 TILT WALL CONSTRUCTION, IMPACT GLASS & FIRE SPRINKLERS

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