

Property Summary



PROPERTY DESCRIPTION

129 W Hibiscus Blvd – Professional Office Space for Lease

Now available for lease, 129 W Hibiscus Blvd offers high-quality professional office space in the heart of Melbourne's central business district—just minutes from Downtown.

Multiple suites are available, each with flexible floor plans and a range of sizes to accommodate various professional office needs. The property features excellent visibility, ample on-site parking, and a convenient, central location ideal for businesses seeking accessibility and presence.

LOCATION DESCRIPTION

Located directly on W Hibiscus Blvd and Park Avenue in Melbourne

OFFERING SUMMARY

Lease Rate:	\$3,000.00 - 3,200.00 per month (NNN)
Available SF:	1,850 - 2,000 SF
Lot Size:	1.96 Acres
Building Size:	26,276 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	350	896	2,738
Total Population	769	1,916	5,959
Average HH Income	\$72,857	\$71,527	\$70,058



HAYDEN BROUILLETTE

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Lease Spaces

LEASE INFORMATION

Lease Type:	NNN
Total Space:	1,850 - 2,000 SF

Lease Term:	Negotiable
Lease Rate:	\$3,000.00 - \$3,200.00 per month

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Unit K	Available	1,850 SF	NNN	\$3,000 per month
Unit P	Available	2,000 SF	NNN	\$3,200 per month



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Additional Photos



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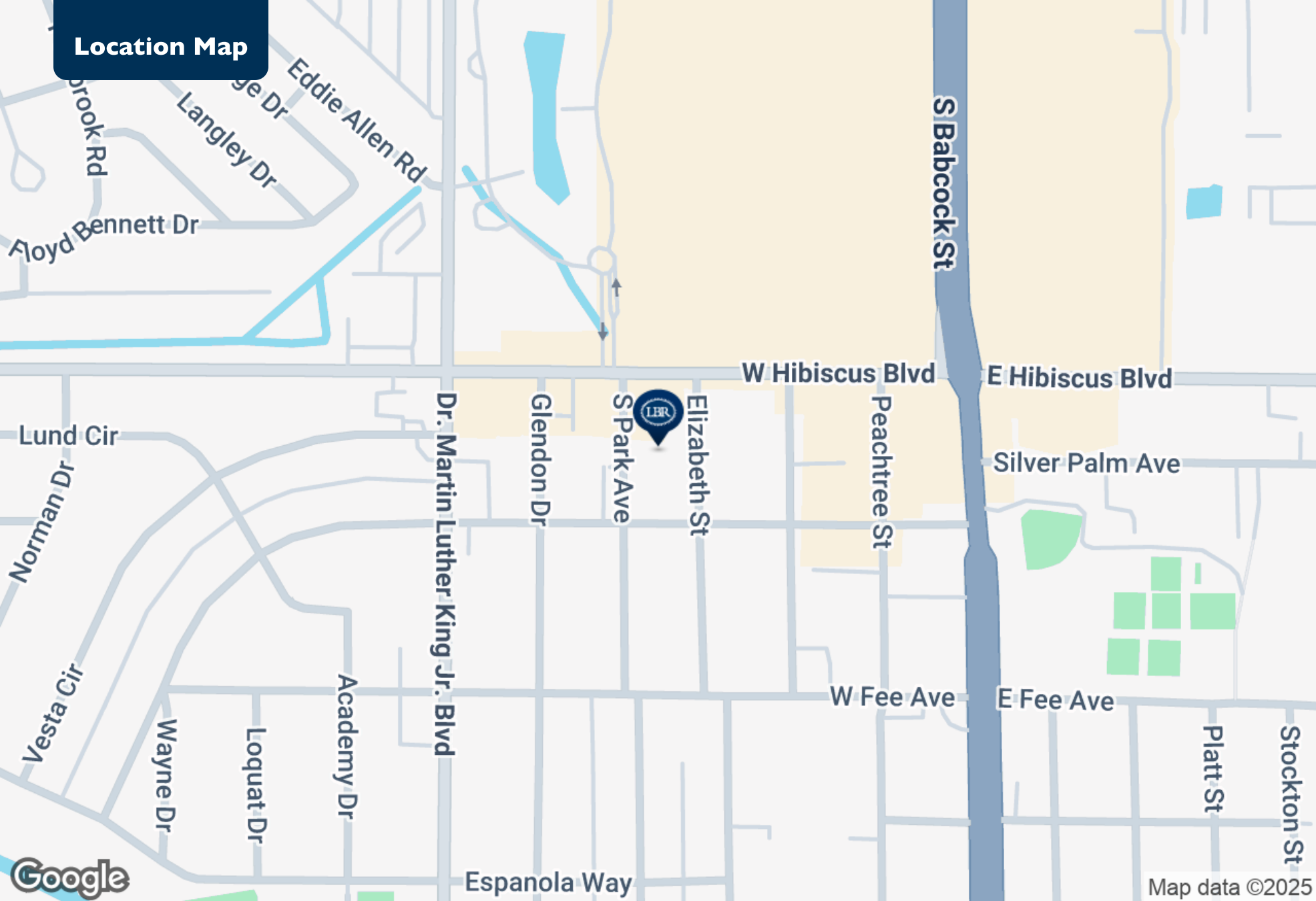
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Location Map



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Demographics Map & Report

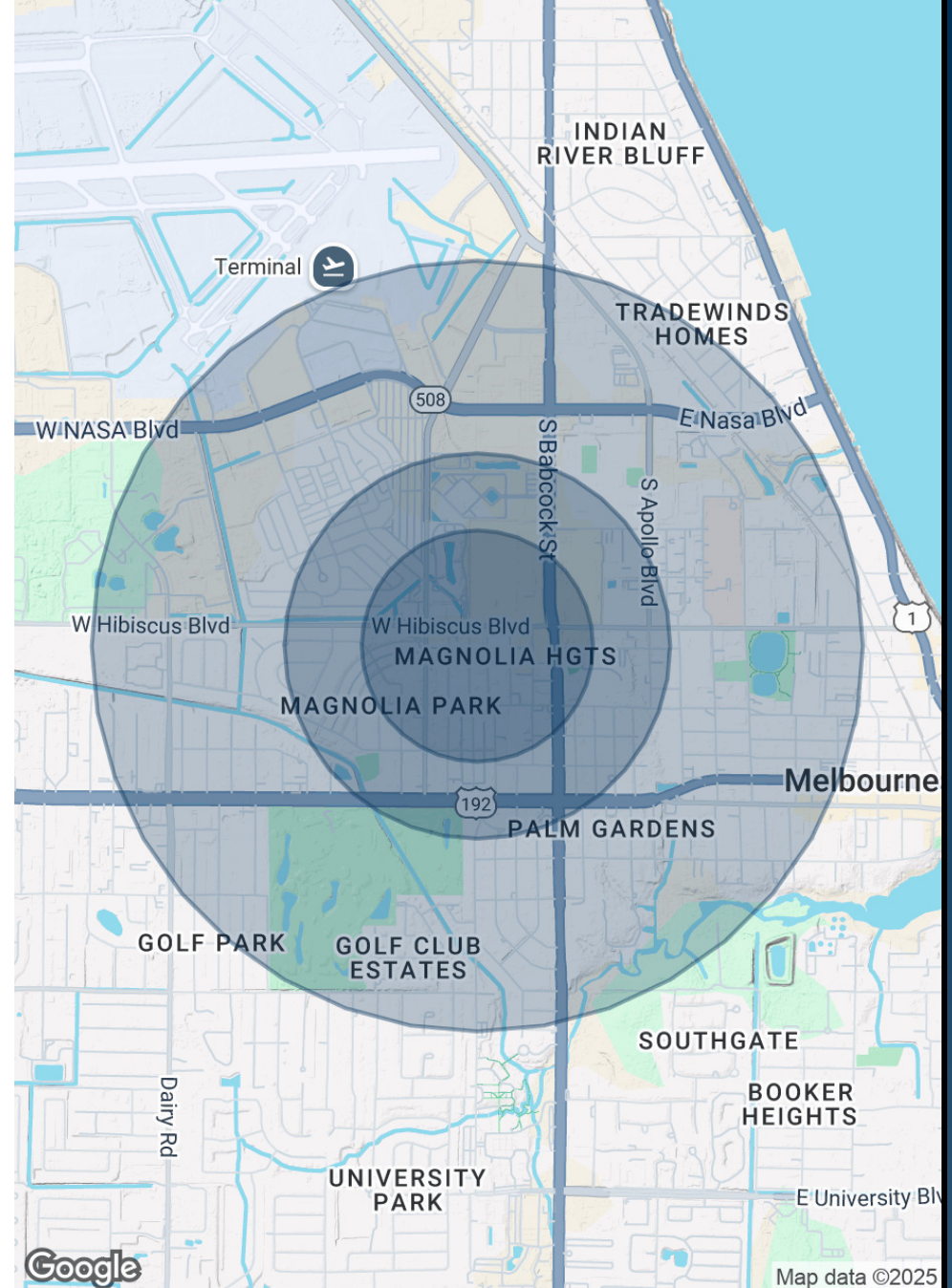
POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	769	1,916	5,959
Average Age	47	49	50
Average Age (Male)	45	47	47
Average Age (Female)	50	51	52

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	350	896	2,738
# of Persons per HH	2.2	2.1	2.2
Average HH Income	\$72,857	\$71,527	\$70,058
Average House Value	\$225,222	\$217,173	\$247,722

Demographics data derived from AlphaMap



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