



PROPERTY DESCRIPTION

The Office Team at Lightle Beckner Robison Inc is pleased to offer this beautiful beachside office suite located directly on AIA. The property is well-suited for a wide range of professional users and offers all the functionality needed for day-to-day office operations. Positioned directly across from the Atlantic Ocean, this is a rare opportunity to enjoy a true work-live-play environment in Satellite Beach, ideal for tenants seeking a beachside office setting.

The suite features a reception area, three private offices, a conference room, open work area, break room, and a private restroom. The space comes partially furnished, if desired.

LOCATION DESCRIPTION

Located directly on AIA with entrances from Ellwood Avenue and Glenwood Avenue

OFFERING SUMMARY

Lease Rate:	\$18.50 SF/yr (6.44)
Available SF:	1,508 SF
Lot Size:	0.83 Acres
Building Size:	5,931 SF

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	3,317	12,811	31,990
Total Population	7,951	29,440	72,538
Average HH Income	\$142,109	\$127,305	\$107,347

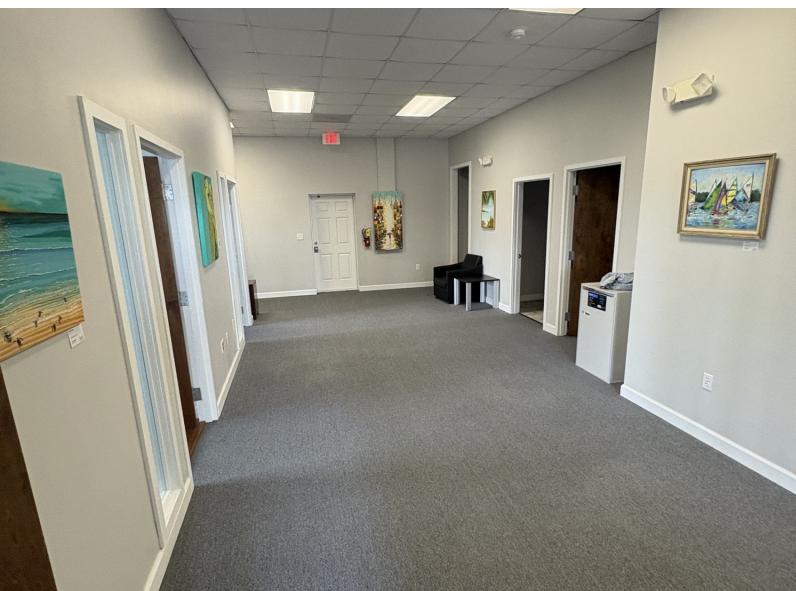
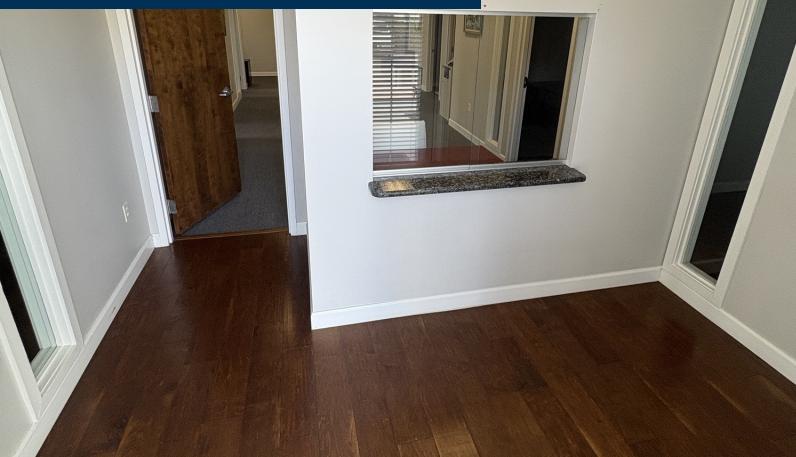
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ROB BECKNER, SIOR
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Information contained herein has been obtained through sources deemed reliable but cannot be guaranteed as to its accuracy. A purchaser or lessee is expected to verify all information to his/her own satisfaction. Zoning information subject to change and not warranted. Always confirm current requirements with local governing agencies.

Additional Photos

1300 Jimmy Buffet Hwy
For Lease



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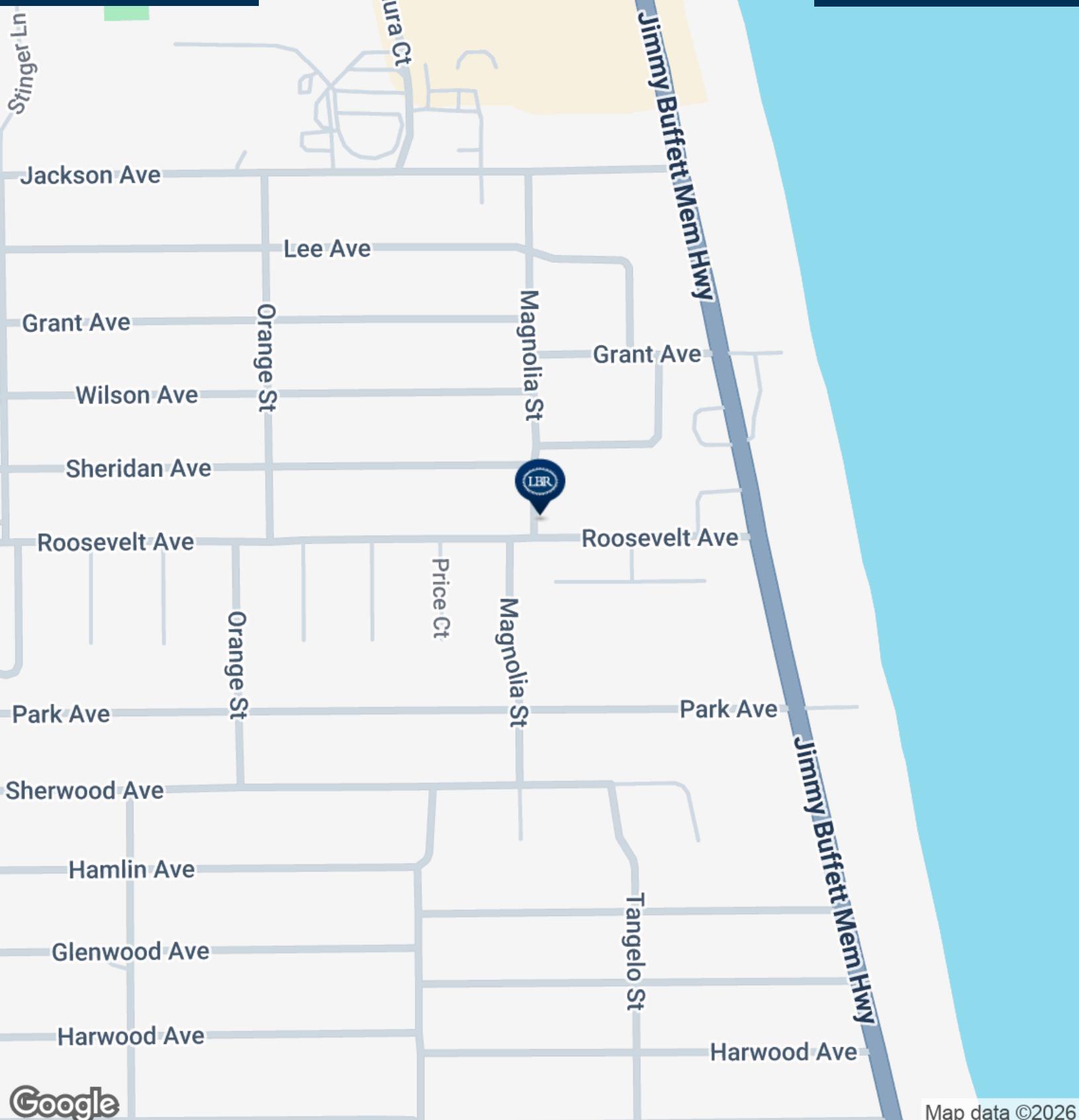
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LBR LIGHTLE
BECKNER
ROBISON
INCORPORATED
COMMERCIAL REAL ESTATE SERVICES

Location Map

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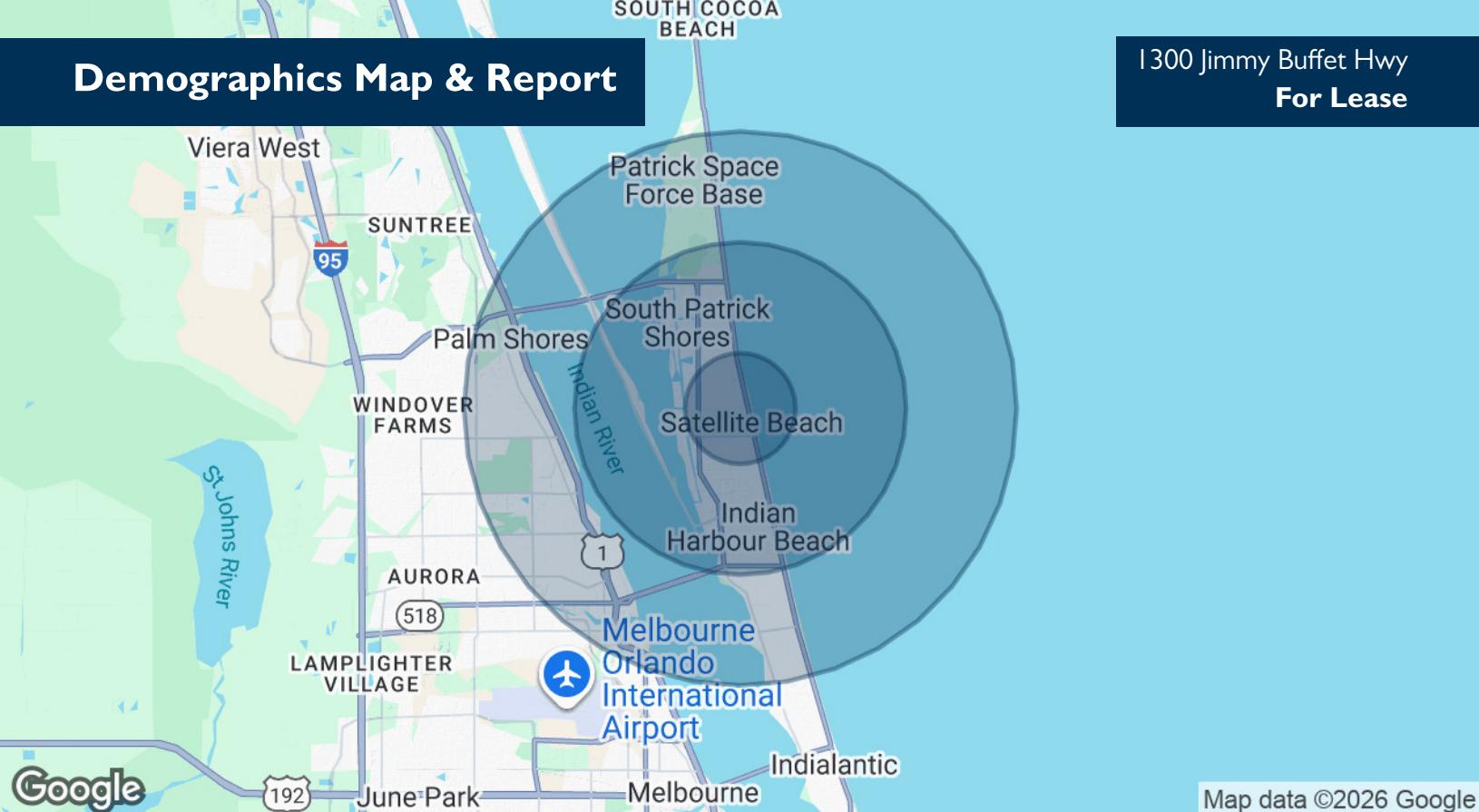
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Demographics Map & Report

1300 Jimmy Buffet Hwy
For Lease



Map data ©2026 Google

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,951	29,440	72,538
Average Age	46	48	46
Average Age (Male)	45	47	45
Average Age (Female)	46	48	47

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,317	12,811	31,990
# of Persons per HH	2.4	2.3	2.3
Average HH Income	\$142,109	\$127,305	\$107,347
Average House Value	\$490,353	\$525,126	\$433,836

Demographics data derived from AlphaMap

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