

FOR LEASE

PROFESSIONAL OFFICE AT MARLIN PROFESSIONAL CENTER



7434 S US 1 Highway,
Port St. Lucie, FL 34952

1,350 +/- SQFT

PROPERTY HIGHLIGHTS

ASKING PRICE

\$2,600 / monthly

- Move-in ready professional office suite with **immediate occupancy**
- Reception area, 3 private offices, 1 kitchenette and 1 restroom
- Excellent layout for professional services including insurance, legal, consulting.
- Prominent US Highway 1 location with **exposure to 34,000+ vehicles daily**
- Monument signage available
- Easy access to both US-1 and I-95



- Surrounded by major retailers including Publix, Walgreens, McDonald's, Subway, Ace Hardware, and 7-Eleven
- Zoned CG-SPL (General Commercial)



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TREC
Total Real Estate Consultants Inc.
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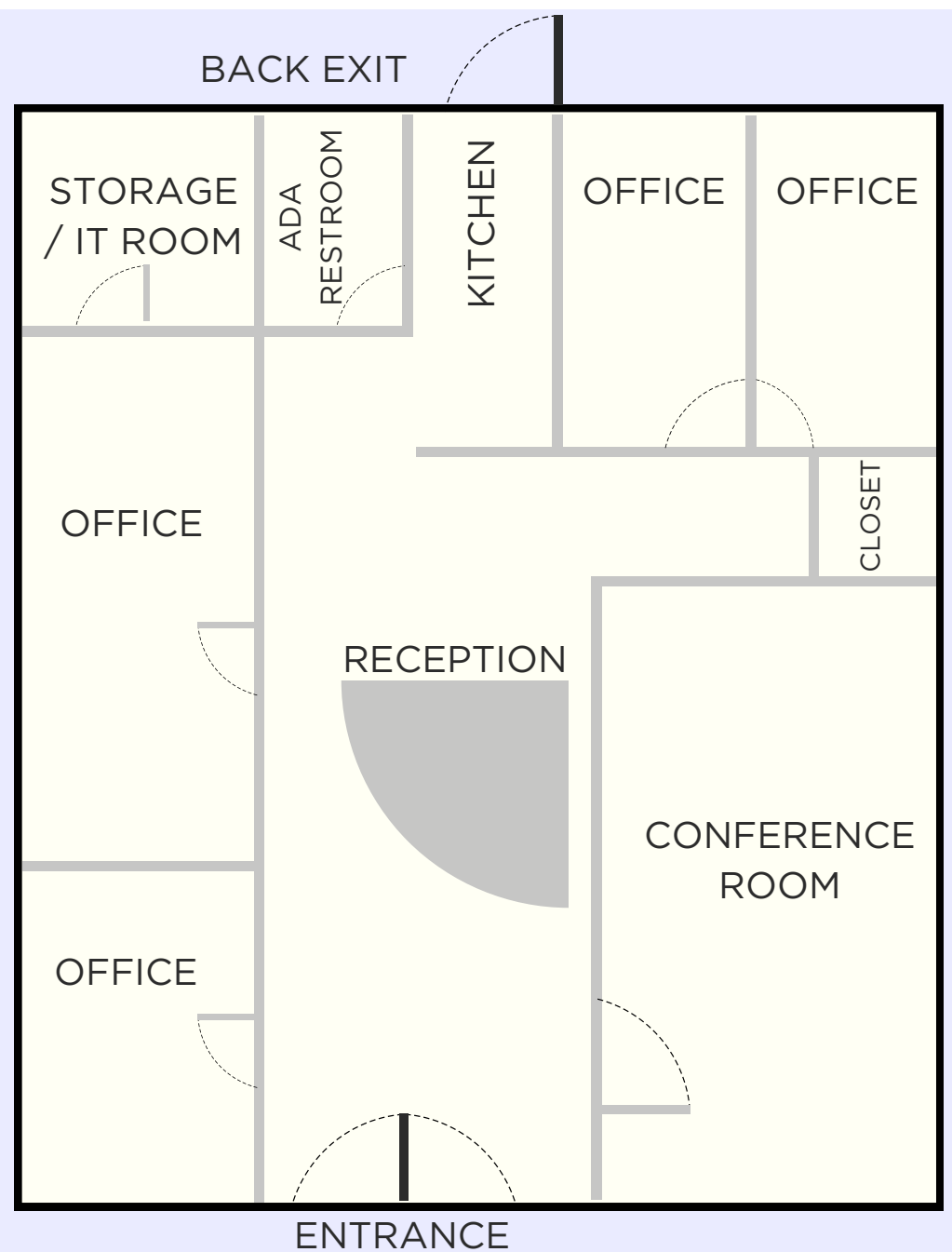
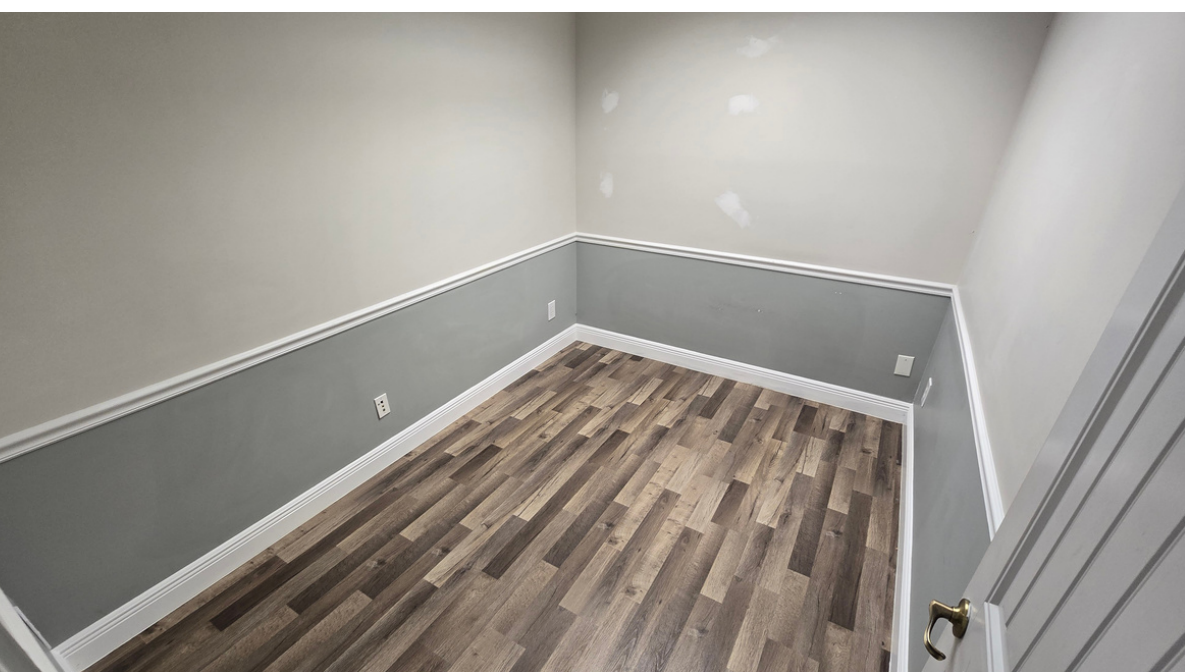
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ENTRANCE

Floor plan is for illustrative purposes only.
All measurements are approximate and should be independently verified.



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