

# Prime Office Building

For Sale: \$690,000  
201 SE 24 Ave.  
Pompano Beach, FL 33062



<b>FOR SALE</b>	<b>3,369SF Building on 7,181SF Property</b>			
<b>DESCRIPTION</b>	Classic styled office building located in the heart of Pompano Beach CRA Overlay District. This impeccably maintained building includes 6 private offices, conference room, 3 separate bathrooms with 1 private shower, 3 zone A/C, unique circular reception area, custom molding, alarm system, safe, and custom chandeliers in each room. Recent upgrades include new roof, accordion shutters and wood flooring.			
<b>PROPERTY VIDEO</b>	<a href="https://www.youtube.com/embed/YrxVgaeWTSk?rel=0">https://www.youtube.com/embed/YrxVgaeWTSk?rel=0</a>			
<b>PRICING</b>	\$690,000 or \$208.80/ sq. ft.			
<b>LOCATION</b>	SW Corner of SE 24 Ave and SE 2 <sup>nd</sup> St. Two blocks east of Federal Hwy. and 2 blocks south of Atlantic Blvd.			
<b>YEAR BUILT/ FOLIO</b>	1967 Folio # 4842 36 01 3360			
<b>ZONING/ PARKING</b>	RM-20 12 Parking Spaces Total. Parking Ratio 3.6/ 1,000			
<b>DEMOGRAPHICS 2015 Estimate</b>	<b>1 mile</b>	<b>3 mile</b>	<b>5 mile</b>	
	HH Population:	17,022	95,700	230,203
	Average HH Income:	\$47,979	\$48,003	\$66,950

Disclaimer: This offering subject to errors, omissions, prior sale or withdrawal without notice.

**CAMPBELL & ROSEMURGY**  
COMMERCIAL REAL ESTATE

**FOR MORE INFORMATION:**

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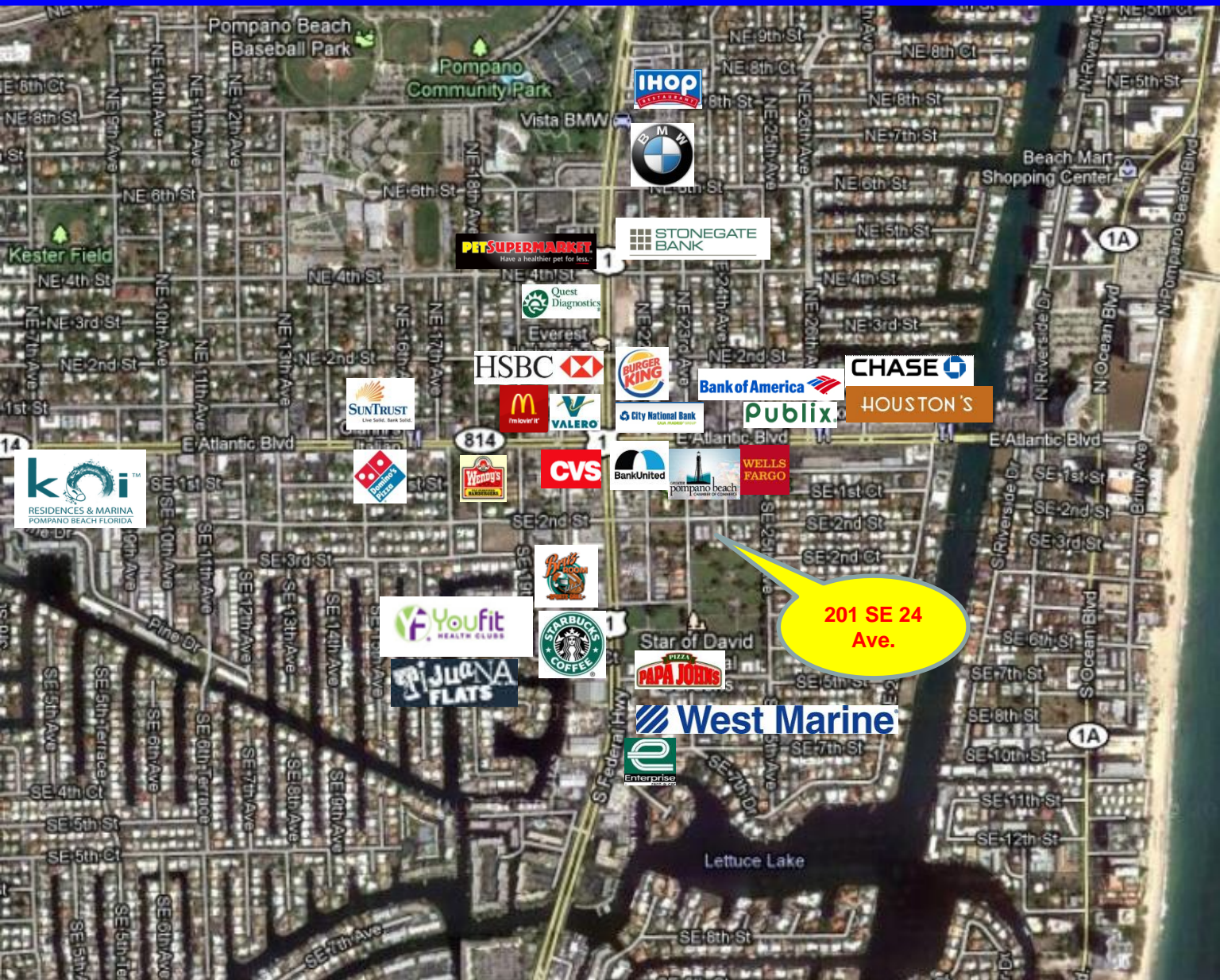
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# Location Map



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