

Prominent Federal Hwy Office Space for Lease

For Lease \$16.00 Gross
660 S Federal Hwy. #300
Pompano Beach, FL 33062



FOR LEASE	Suite 300 2,583 Sq. Ft. 8,260 Sq. Ft. Building on 20,184 Sq. Ft. or .46 Acres			
DESCRIPTION	Third floor space for lease approximately 2,583 sq. ft. Opportunity for a tenant to secure naming rights on Federal Hwy. with abundant parking and 3 private bathrooms. Items included are furniture, phone system, Wi-Fi thermostats that can be set remotely, elevator lock buttons, and 3 private bathrooms. High income demographic and centrally located to all major arteries.			
PROPERTY VIDEO	https://www.youtube.com/embed/tZTTfhVU6e0?rel=0			
LOCATION	Located on the east side of South Federal Hwy.			
PRICING	\$16.00 per month. Tenant pays utilities.			
PARKING/ YEAR BUILT	Built in 1971/ 32 Spaces 3.87 per 1,000 Parking Ratio			
TRAFFIC COUNT	45,500 Cars per day			
ZONING & FOLIO NUMBERS	Zoning: B-3 Folio Number: 4943 06 10 0040, 4943 06 10 0011 & 4943 06 07 0160			
DEMOGRAPHICS 2022		1 mile	3 mile	5 mile
	HH Population:	18,508	97,264	233,357
	Average HH Income:	\$57,113	\$53,102	\$50,759

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

CAMPBELL & ROSEMURGY
COMMERCIAL REAL ESTATE

FOR MORE INFORMATION:

John D. McQuestion

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www.johnmcquestion.com

1233 E. Hillsboro Blvd
Deerfield Beach, FL 33441

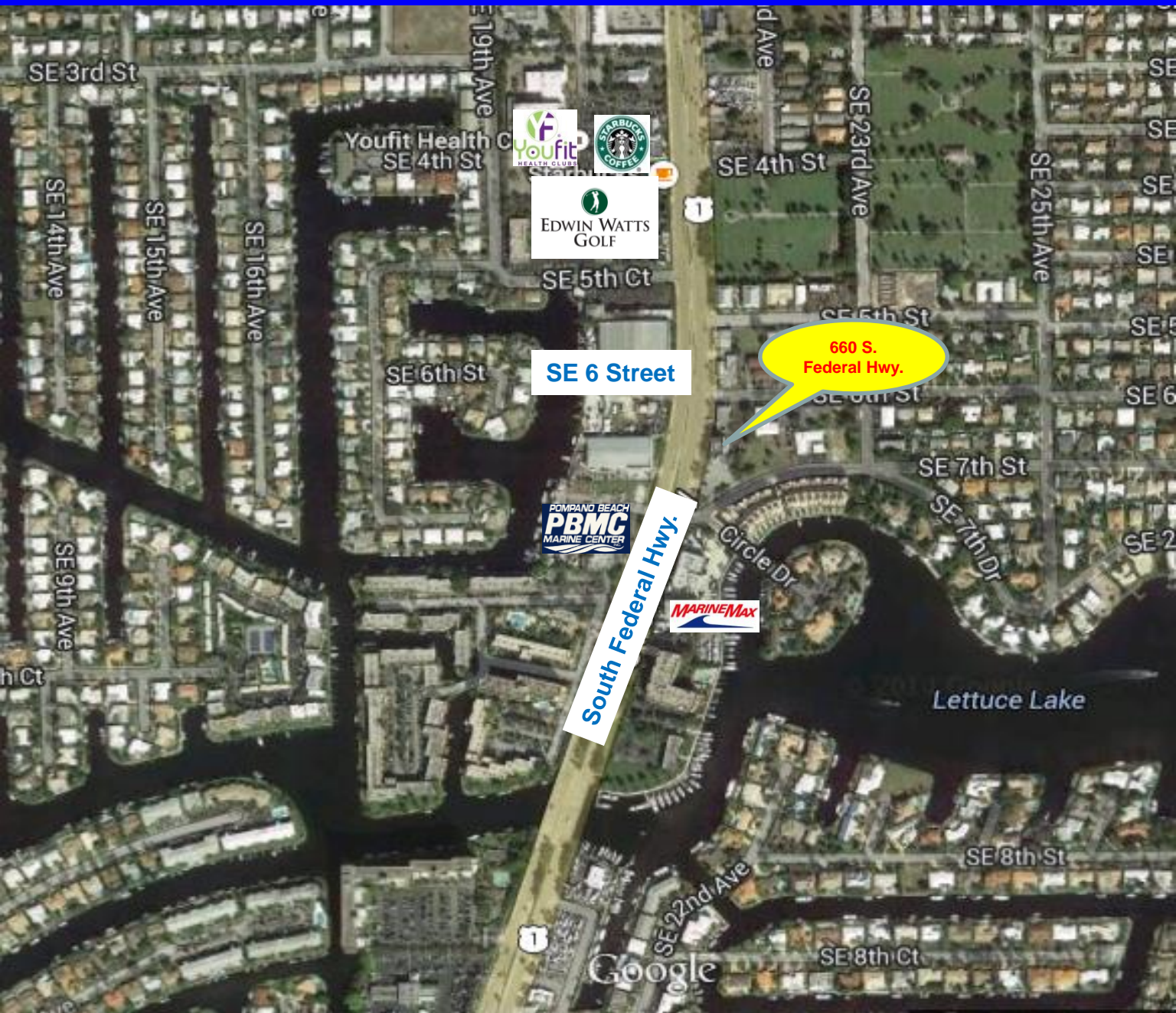
954.427.8686 T.
954.427.0117 F.

Location Map

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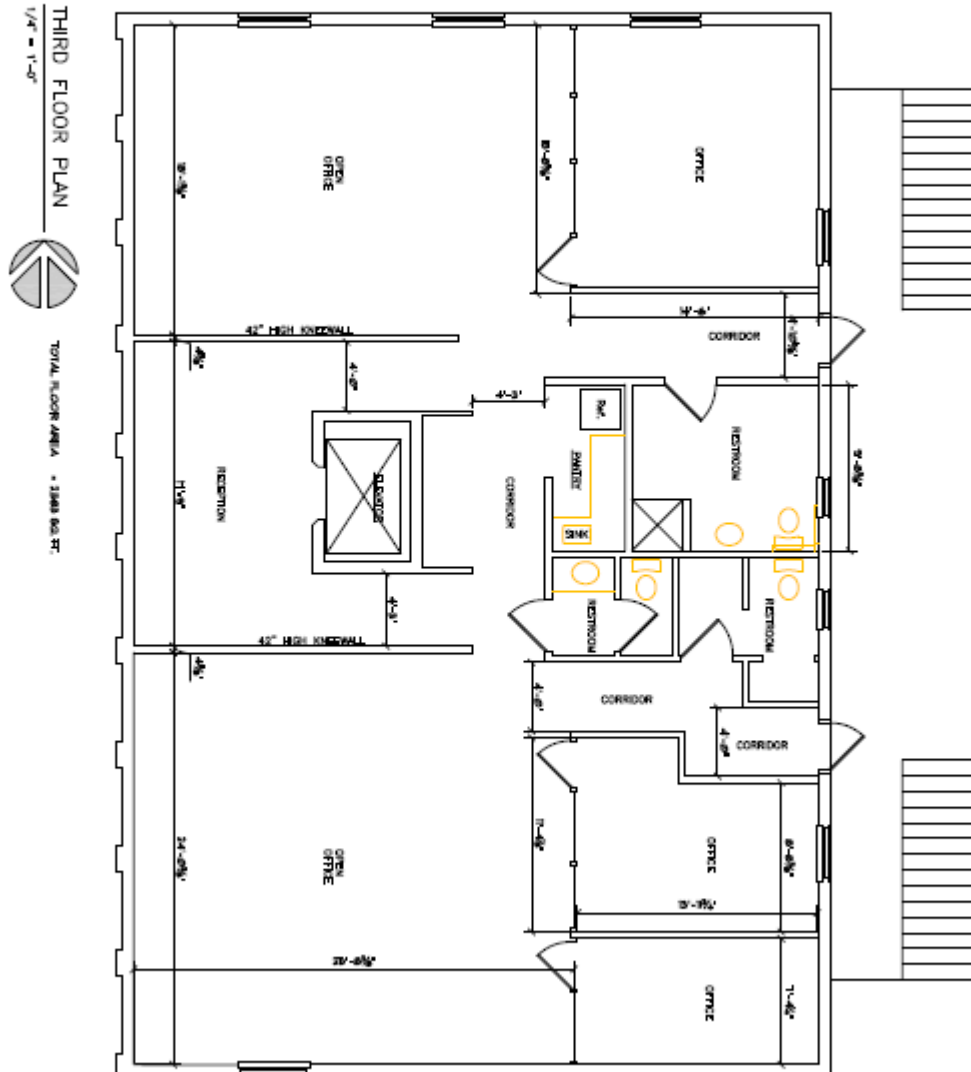
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Floorplan

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Additional Photos

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Waiting Area



Conference Room



Abundant Parking



New Kitchen



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