



**2<sup>ND</sup> GENERATION RESTAURANT FOR LEASE**

**Available**

**4,909 sf**

- Prime opportunity to lease a former restaurant in the heart of West Palm Beach.
- Steps from Starbucks, Rocco's Tacos, Design within Reach, Brightline Train, the Ben Hotel, Flagler Waterfront, County Courthouse, City and County offices.



Office Space  
(within walking distance):  
**3.2 Million sf**

Residential Units and Hotel Rooms  
Approved and Under Construction in WPB  
**4,627**



**Demographics - 3-mile radius**



Daytime Population:  
91,051



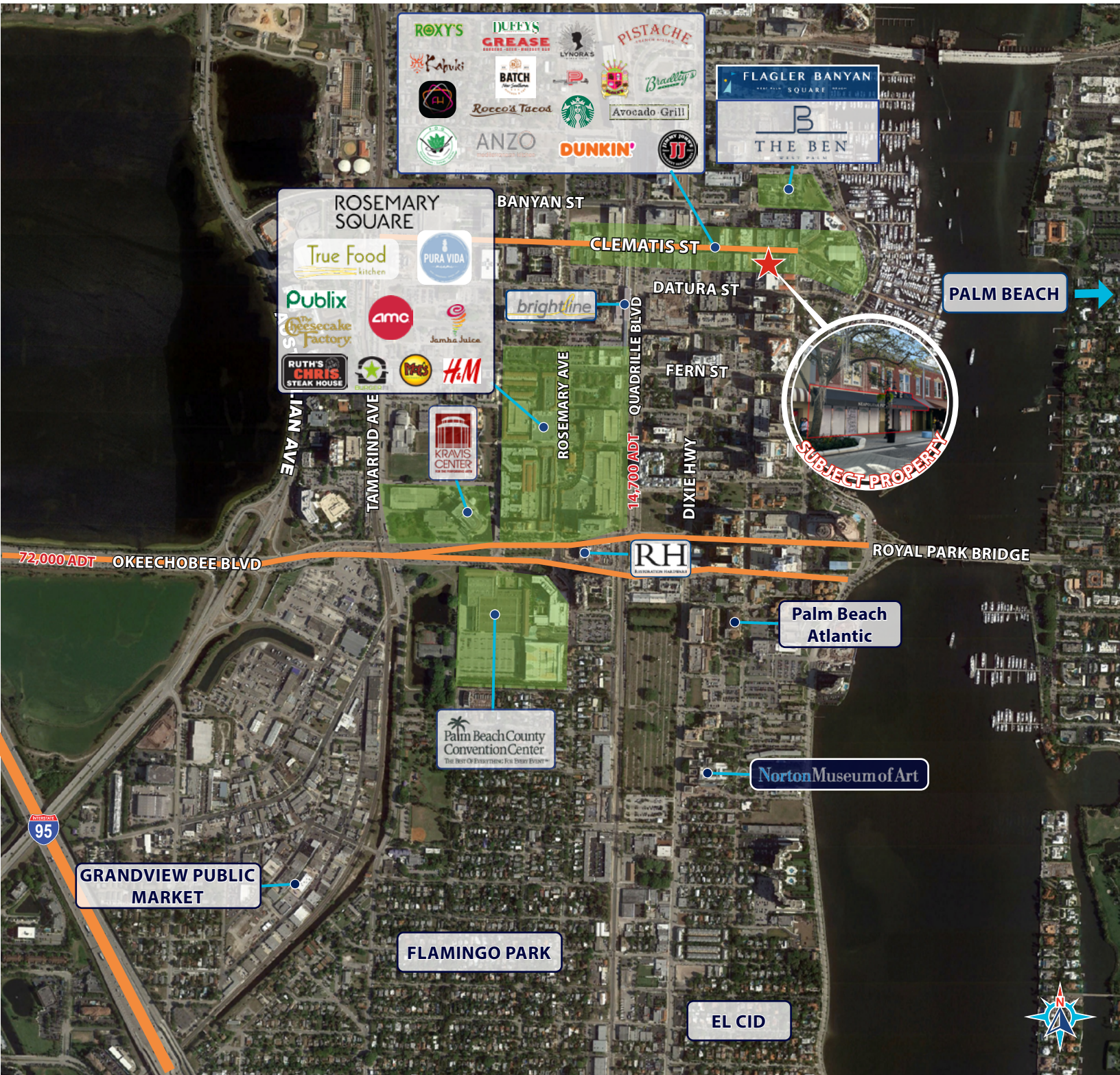
Population:  
70,598



Average Household  
Income:  
\$98,273

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FLOOR PLAN

