

FOR LEASE

New Retail Tradition Square
10513 SW Meeting Street, Port St Lucie FL 34987



Jeremiah Baron
& CO.

Commercial Real Estate, LLC

Listing Contact:

Janine Landolina | 772-285-2599 | ileaseit@gmail.com

Office: 49 SW Flagler Ave. Suite 301 Stuart FL, 34994 | 772-286-5744

Property Details

New Retail Tradition Square

10513 SW Meeting Street, Port St Lucie FL 34987

LEASE RATE	\$30.00/psf + \$8.00 CAM
SPACES AVAILABLE	859 sf - 1,722 sf
BUILDING SIZE	5,526 sf
BUILDING TYPE	Retail
ACREAGE	2.64 AC
FRONTAGE	+/- 394.28
TRAFFIC COUNT	33,999 AADT (from Tradition Parkway)
YEAR BUILT	2018
CONSTRUCTION TYPE	CBS
PARKING SPACE	Ample
ZONING	PUD
LAND USE	Commercial
UTILITIES	Undisclosed

NOW LEASING! Great opportunity to join Tradition's newest retail center in the high profile area of Port St Lucie. Site is currently near completion, and only has TWO spaces left with the option to combine. Ideal for retail, restaurant, or offices. In close proximity to many national tenants, residential communities, and easily accessible from I-95.



NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.



Jeremiah Baron
& CO.

Commercial Real Estate, LLC

Listing Contact:

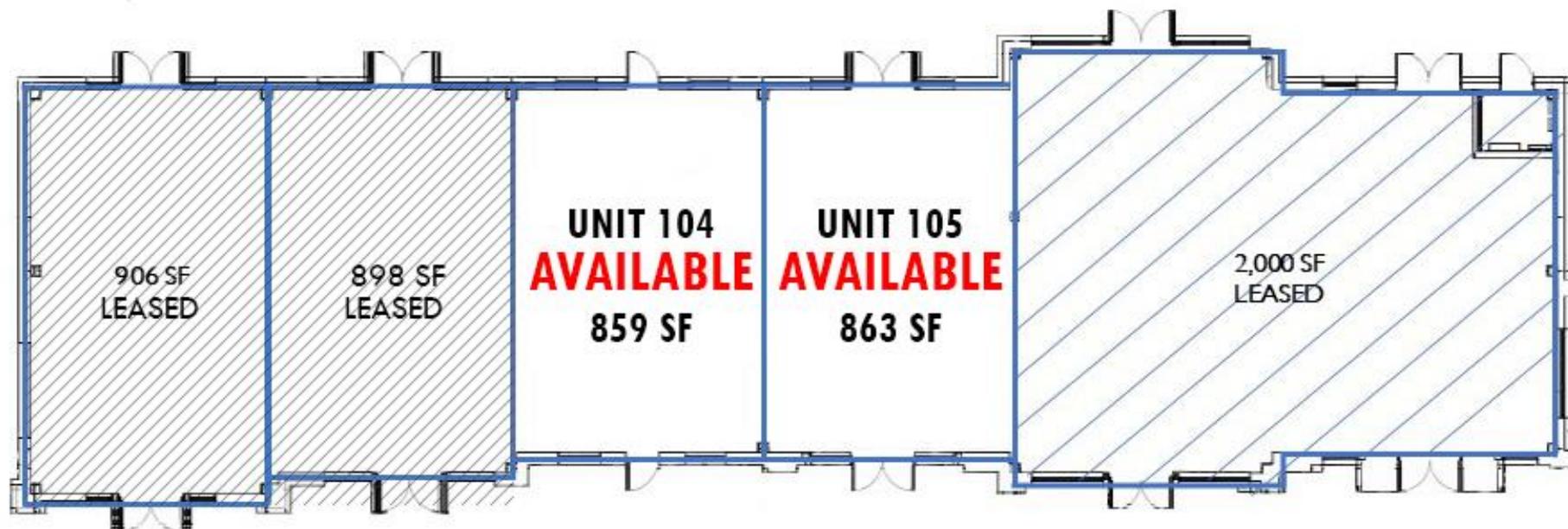
Janine Landolina | 772-285-2599 | ileaseit@gmail.com

Office: 49 SW Flagler Ave. Suite 301 Stuart FL, 34994 | 772-286-5744

Spaces Available

New Retail Tradition Square

10513 SW Meeting Street, Port St Lucie FL 34987



Jeremiah Baron
& CO.

Commercial Real Estate, LLC

Listing Contact:

Janine Landolina | 772-285-2599 | ileaseit@gmail.com

Office: 49 SW Flagler Ave. Suite 301 Stuart FL, 34994 | 772-286-5744

2017 Demographics

Total Population		Average Household Income		Average Age	
1 Mile	4,372	1 Mile	\$86,892	1 Mile	44.30
3 Mile	34,432	3 Mile	\$78,118	3 Mile	39.80
5 Mile	86,556	5 Mile	\$70,634	5 Mile	40.00

Jeremiah Baron
& CO.

Commercial Real Estate, LLC

Listing Contact:

Janine Landolina | 772-285-2599 | ileaseit@gmail.com

Office: 49 SW Flagler Ave. Suite 301 Stuart FL, 34994 | 772-286-5744

Zoning Information

New Retail Tradition Square

10513 SW Meeting Street, Port St Lucie FL 34987

PUD Planned Unit Development

Permitted Uses:

In order to permit maximum flexibility in the design of a proposed planned unit development, no specific permitted uses are established. Uses permitted within a PUD district shall be only those residential, cultural, recreational, business, commercial, industrial, and related uses as are deemed by the City Council to be fully compatible with each other, with the context of the proposed development as a whole, and with the zoning and land use patterns of surrounding areas. The type, general location, and extent of all proposed uses shall be clearly designated as part of the conceptual development plan, and approval of those uses or types of uses as part of a rezoning amendment shall constitute the permitted land use requirements of a particular PUD district to the same extent and degree as were those permitted uses specifically included within these regulations. Any proposed change of approved land usage, other than necessary minor refinements in size, configuration, or location as may be required in the preparation of the detailed development plans, shall require a new hearing and approval action in accordance with the administrative review and approval procedures herein established. Accessory uses normally associated with the uses permitted as part of the approval action upon a specific PUD proposal shall be permitted at those locations and in an intensity as normally provided for that development within other zoning districts of the city, unless accessory uses are expressly prohibited within the approval action or are otherwise regulated by that action.

(Ord. No. 98-84, § 1, 3-22-99)

MPUD - Master Planned Unit Development

Permitted Uses:

Uses permitted within a MPUD District shall be those deemed by the City Council to be fully compatible with the land use sub-categories (residential, neighborhood/village commercial, town center, resort, mixed use or employment centers) consistent with Policies 1.2.2.1 through 1.2.2.8 of the City's Comprehensive Plan and as shown on the conceptual master plan adopted as part of the future land use element for each NCD district. The type, general location, and extent of all proposed uses shall be clearly designated as part of the MPUD Conceptual Master Plan and the permitted uses shall be listed in the MPUD regulation book. Approval of those uses or types of uses as part of a rezoning amendment shall constitute the permitted land use requirements of a particular MPUD district to the same extent and degree as were those permitted uses specifically included within these regulations. Accessory uses normally associated with the uses permitted as part of the approval action upon a specific MPUD proposal shall be permitted at those locations and in an intensity as normally provided for that development within other zoning districts of the city, unless accessory uses are expressly prohibited within the approval action or are otherwise regulated by that action.

(Ord. No. 10-62, § 2, 8-9-10)

Jeremiah Baron
& CO.

Commercial Real Estate, LLC

Listing Contact:

Janine Landolina | 772-285-2599 | ileaseit@gmail.com

Office: 49 SW Flagler Ave. Suite 301 Stuart FL, 34994 | 772-286-5744

Developer Renders

New Retail Tradition Square

10513 SW Meeting Street, Port St Lucie FL 34987



DAVID CHESTER
VANDERKLOK, ARCHITECT
1114 S. WASHINGTON #100
LANSING, MI 48910

PORT ST. LUCIE RETAIL CENTER
INNOVO DEVELOPMENT TRADITION PARCEL

COPYRIGHT © 2017 STUDIO [INTRIGUE] ARCHITECTS, LLC
SEPTEMBER 2017, SIA #17.209



DAVID CHESTER
VANDERKLOK, ARCHITECT
1114 S. WASHINGTON #100
LANSING, MI 48910

PORT ST. LUCIE RETAIL CENTER
INNOVO DEVELOPMENT TRADITION PARCEL

COPYRIGHT © 2017 STUDIO [INTRIGUE] ARCHITECTS, LLC
SEPTEMBER 2017, SIA #17.209



DAVID CHESTER
VANDERKLOK, ARCHITECT
1114 S. WASHINGTON #100
LANSING, MI 48910

PORT ST. LUCIE RETAIL CENTER
INNOVO DEVELOPMENT TRADITION PARCEL

COPYRIGHT © 2017 STUDIO [INTRIGUE] ARCHITECTS, LLC
SEPTEMBER 2017, SIA #17.209



Jeremiah Baron
& CO.

Commercial Real Estate, LLC

Listing Contact:

Janine Landolina | 772-285-2599 | ileaseit@gmail.com

Office: 49 SW Flagler Ave. Suite 301 Stuart FL, 34994 | 772-286-5744

