

# EXECUTIVE OFFICE SPACE

500 SE Osceola Street, 1st Floor, Stuart, FL 34994



FOR LEASE | \$30.00/SF NNN

**JEREMIAH BARON  
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COMMERCIAL REAL ESTATE

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# PROPERTY OVERVIEW

- Place your business in a highly accessible and professional setting along SE Osceola Street, just minutes from Downtown Stuart and directly across from Cleveland Clinic Martin North Hospital.
- The 1st floor office suite features a layout that includes 13 private offices, with 11 offices ranging from approximately 56-84 SF and two larger offices measuring 124-126 SF. Most offices feature windows, providing natural light throughout the suite.
- The space also includes a reception area with desk, copy/print station, storage, and two restrooms.
- A spacious common area presents the opportunity to build out a conference room, adding further functionality for professional users.
- Ideal for medical-related professionals, therapists, attorneys, consultants, or other executive users seeking a well-located, turnkey office environment.



|                             |   |
|-----------------------------|---|
| <b>LEASE RATE</b>           | \$30.00/SF NNN                                      |
| <b>1ST FLOOR SIZE</b>       | 4,046 SF  |
| <b>BUILDING TYPE</b>        | Office  |
| <b>NO. OF OFFICE SUITES</b> | 13  |
| <b>ACCESS</b>               | Elevator / Stairs                                   |
| <b>FRONTAGE</b>             | 100'  |
| <b>TRAFFIC COUNT</b>        | 3,700 AADT (Osceola St)<br>13,100 AADT (Ocean Blvd) |
| <b>YEAR BUILT</b>           | 1984  |
| <b>YEAR RENOVATED</b>       | 2025  |
| <b>ZONING</b>               | R-3: Residential-Multifamily/Office                 |
| <b>LAND USE</b>             | Office-Residential                                  |

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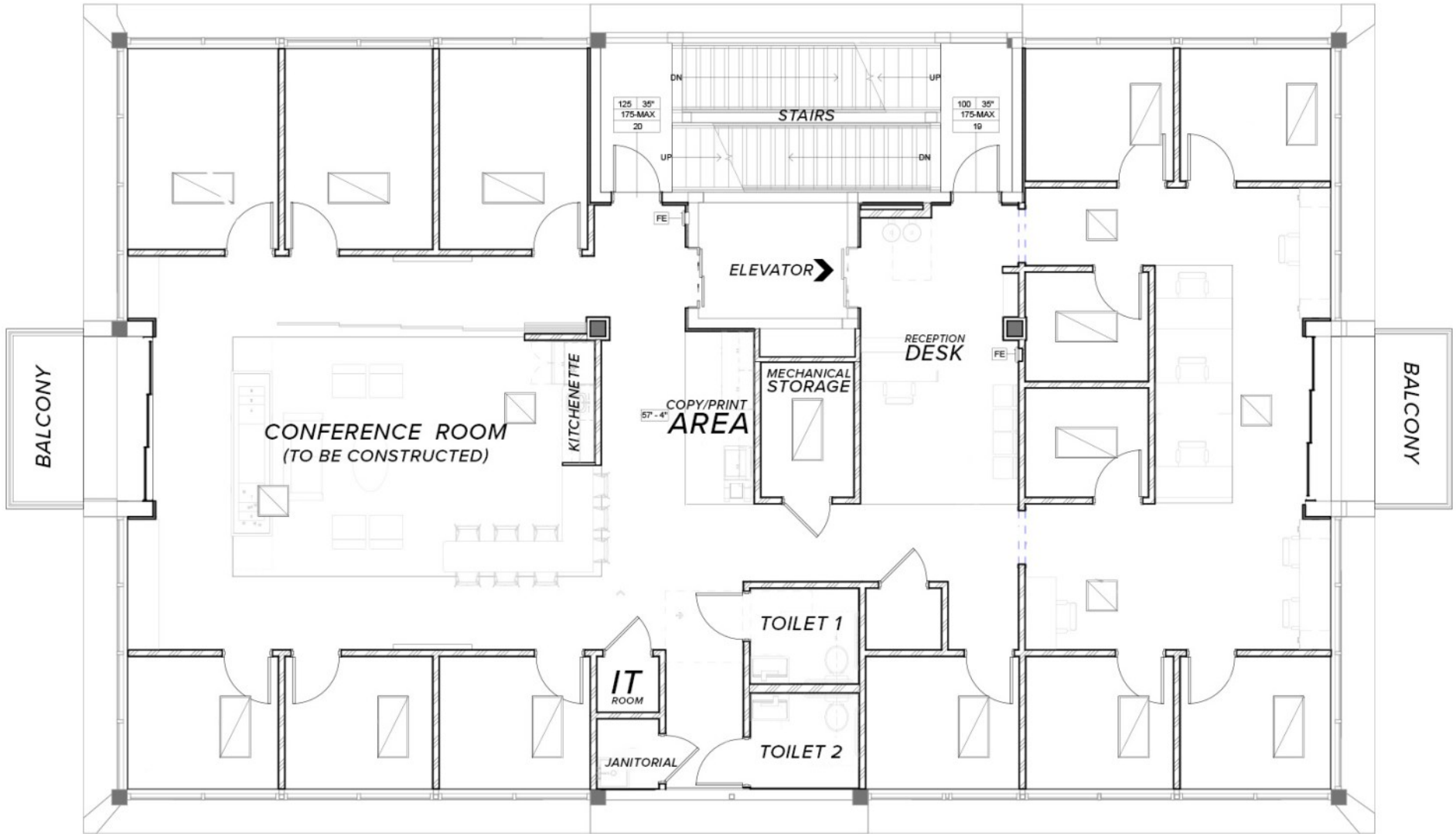
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# FLOOR PLAN



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# INTERIOR PHOTOS



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# DEMOGRAPHICS

| <b>Population</b>          | <b>1 mile</b> | <b>3 miles</b> | <b>5 miles</b> |
|----------------------------|---------------|----------------|----------------|
| 2020 Population            | 4,646         | 46,778         | 98,627         |
| 2024 Population            | 4,919         | 50,663         | 106,068        |
| 2029 Population Projection | 5,204         | 53,815         | 113,480        |

| <b>Households</b>         |       |        |        |
|---------------------------|-------|--------|--------|
| 2020 Households           | 2,011 | 21,452 | 43,795 |
| 2024 Households           | 2,108 | 23,114 | 47,060 |
| 2029 Household Projection | 2,230 | 24,569 | 50,410 |

|                         |          |          |          |
|-------------------------|----------|----------|----------|
| Avg Household Income    | \$75,982 | \$80,899 | \$93,662 |
| Median Household Income | \$49,038 | \$56,674 | \$66,653 |

| <b>Worker Travel Time To Job</b> |       |        |        |
|----------------------------------|-------|--------|--------|
| <30 Minutes                      | 1,321 | 13,025 | 27,147 |
| 30-60 Minutes                    | 418   | 4,404  | 10,648 |
| 60+ Minutes                      | 126   | 1,571  | 3,308  |

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# ZONING INFORMATION

| Land Uses   | R-3 |
|---|-----|
| Family day care home in a residence   | P   |
| Multi-family dwelling units   | P   |
| Residential units combined with non-residential uses                                  | P   |
| Hotels/motels   | P   |
| Adult day care centers (< five acres)   | P   |
| Adult day care centers (> five acres)   | P   |
| Child care center (< five acres)  | P   |
| Child care center (> five acres) (refer to supplemental standards in section 2.06.04) | P   |
| Schools—Private, parochial, or technical (< five acres)                               | P   |
| Schools—Private, parochial, or technical (> five acres)                               | P   |
| Massage therapy establishment   | P   |
| Office, low intensity medical   | P   |
| Office, medical   | P   |

|   |   |
|---|---|
| Office, business or professional                        | P |
| Office, low intensity medical                           | P |
| Office, veterinary                                      | P |
| Outdoor storage (refer to standards in section 6.10.00) | P |
| Restaurants, convenience and general                    | P |
| Retail, intensive sales                                 | P |
| Banks/financial institutions                            | P |
| Barbershop, beauty salons, specialty salons             | P |
| Bars  | P |
| Catering shops  | P |
| Craft distillery  | P |

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