

For Lease

InSpace at Treasure Coast

7675 SW Ellipse Way & 7879-7917 SW Jack James Dr.

Stuart, FL



Premier Industrial Flex Spaces

2,600 - 5,100 SF Available

**JEREMIAH BARON
& CO**

COMMERCIAL REAL ESTATE



Property Summary

- Industrial flex park in Stuart's premier industrial zone
- Built for light distribution, warehouse, and service users
- Flexible suite sizes and configurations
- Direct access to I-95 and Florida's Turnpike



NEARBY MARKETS

- Stuart
- Port St. Lucie
- Jupiter
- West Palm Beach
- Fort Pierce

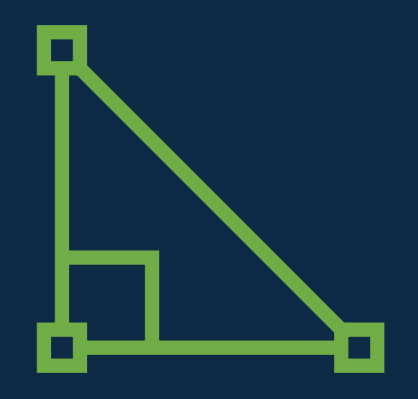


Property Highlights



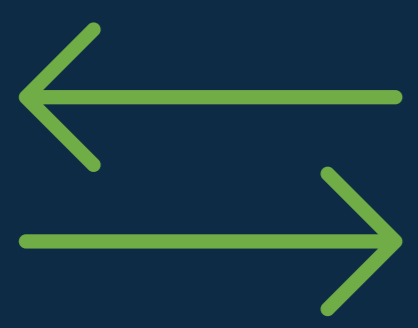
Construction

Hurricane-resistant concrete construction



Ceiling Heights

18'-19' clear ceiling heights



Space Flexibility

Flexible suite configurations



Ideal usage

Designed for light distribution and service-oriented occupants



Accessibility

Excellent truck accessibility



Location

Quick access to I-95 & Florida's Turnpike

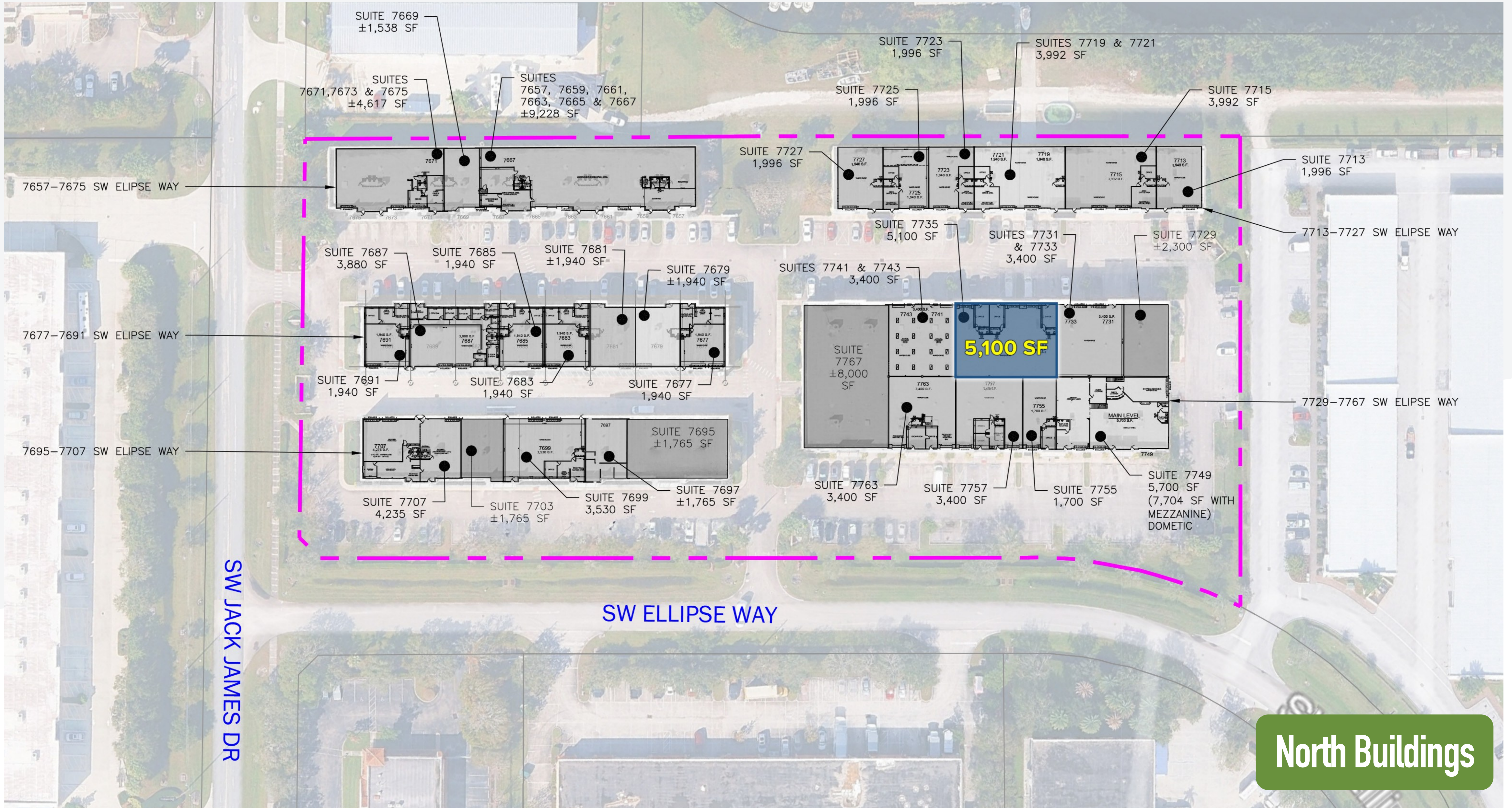


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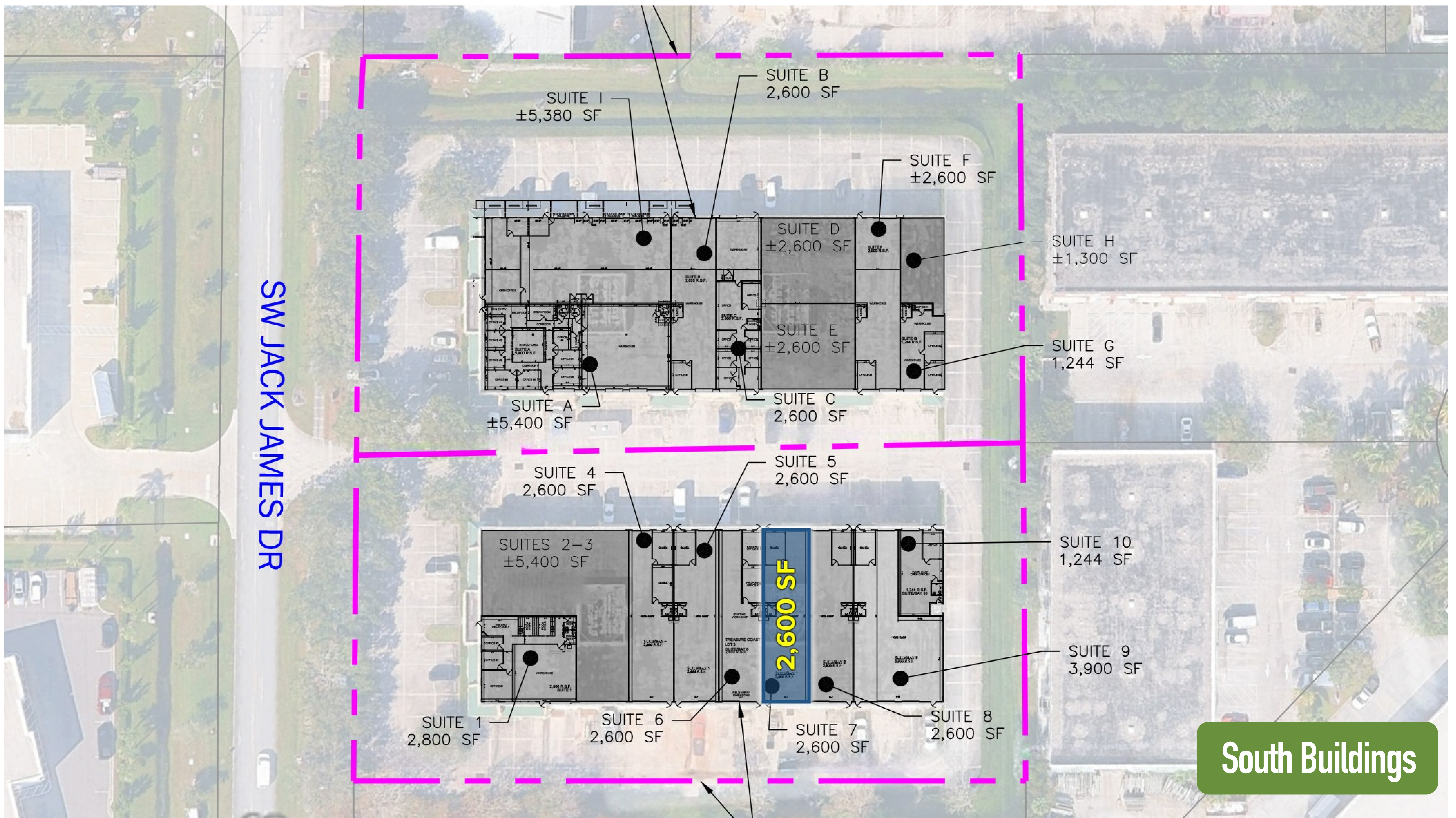
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Site Plans



North Buildings

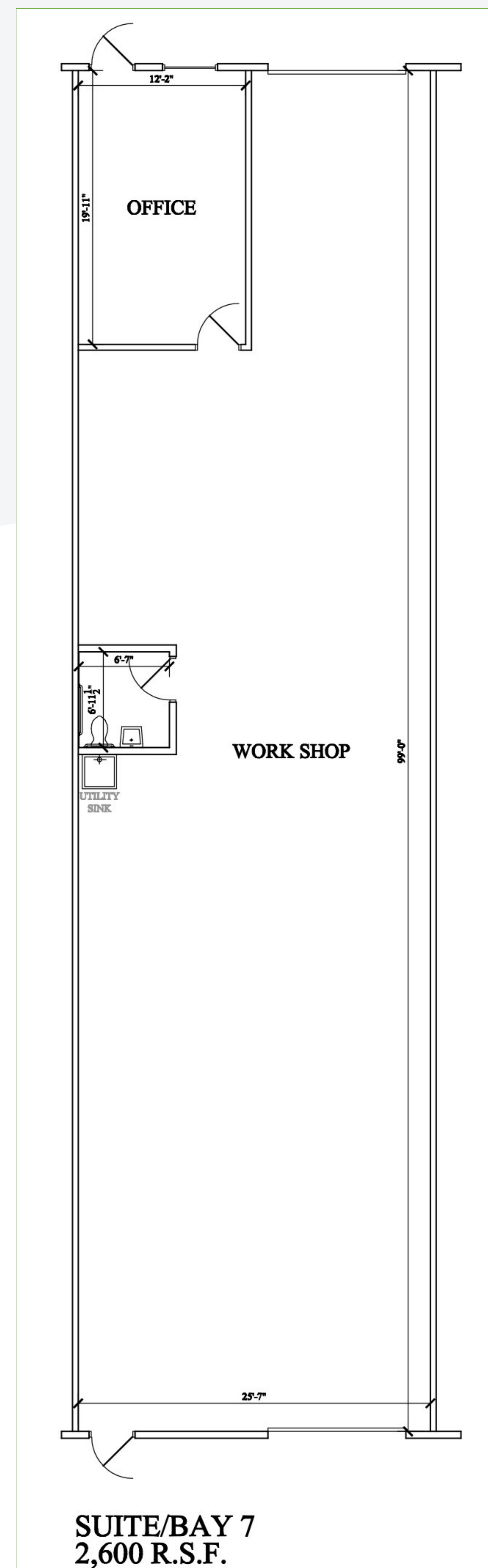


South Buildings

Available Units

±2,600 SF Industrial Flex Unit | Suite 7

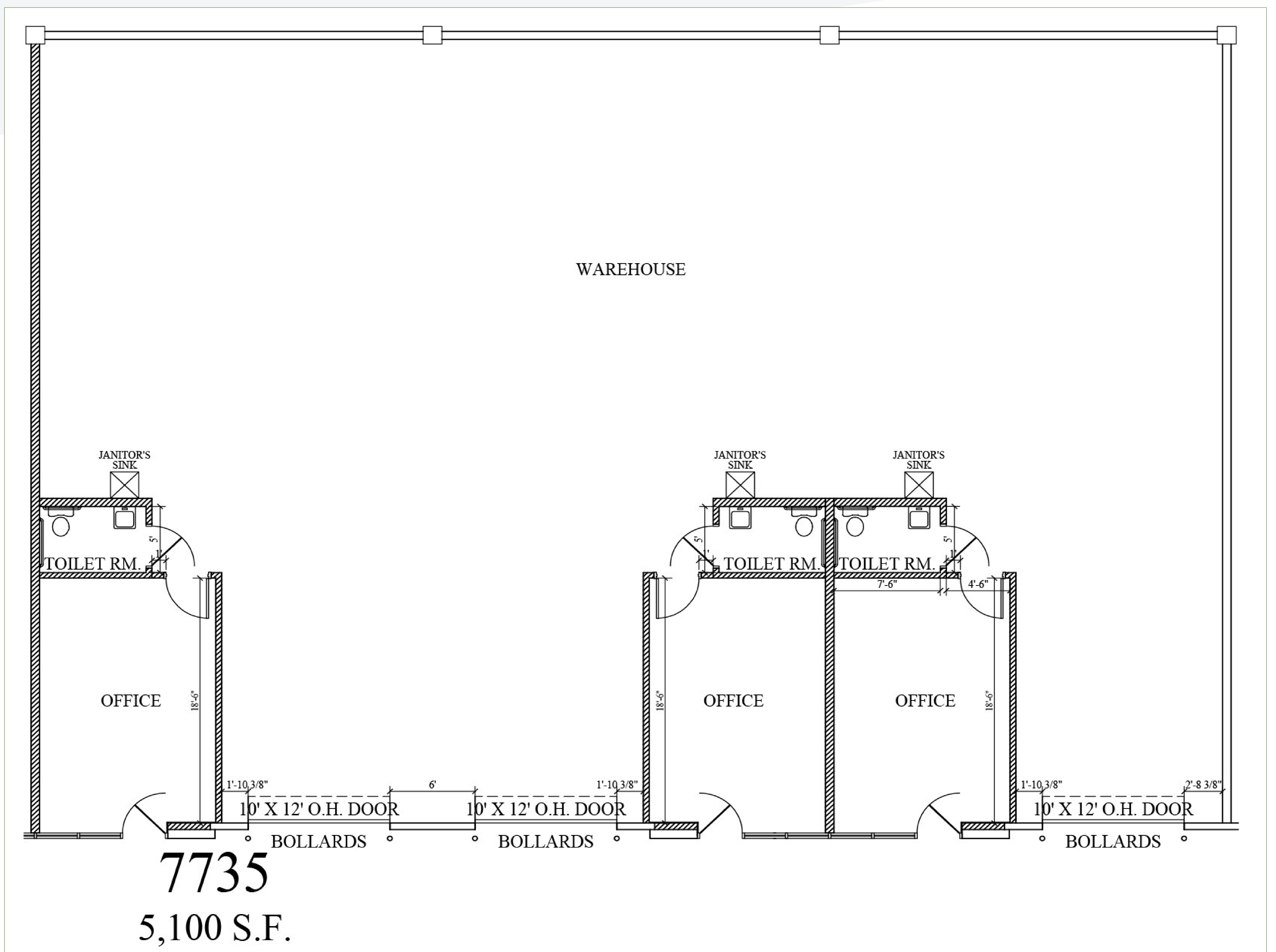
- Functional office area
- Private restroom
- Two roll-up doors
- Ideal for service contractors, distribution, storage, and light industrial users

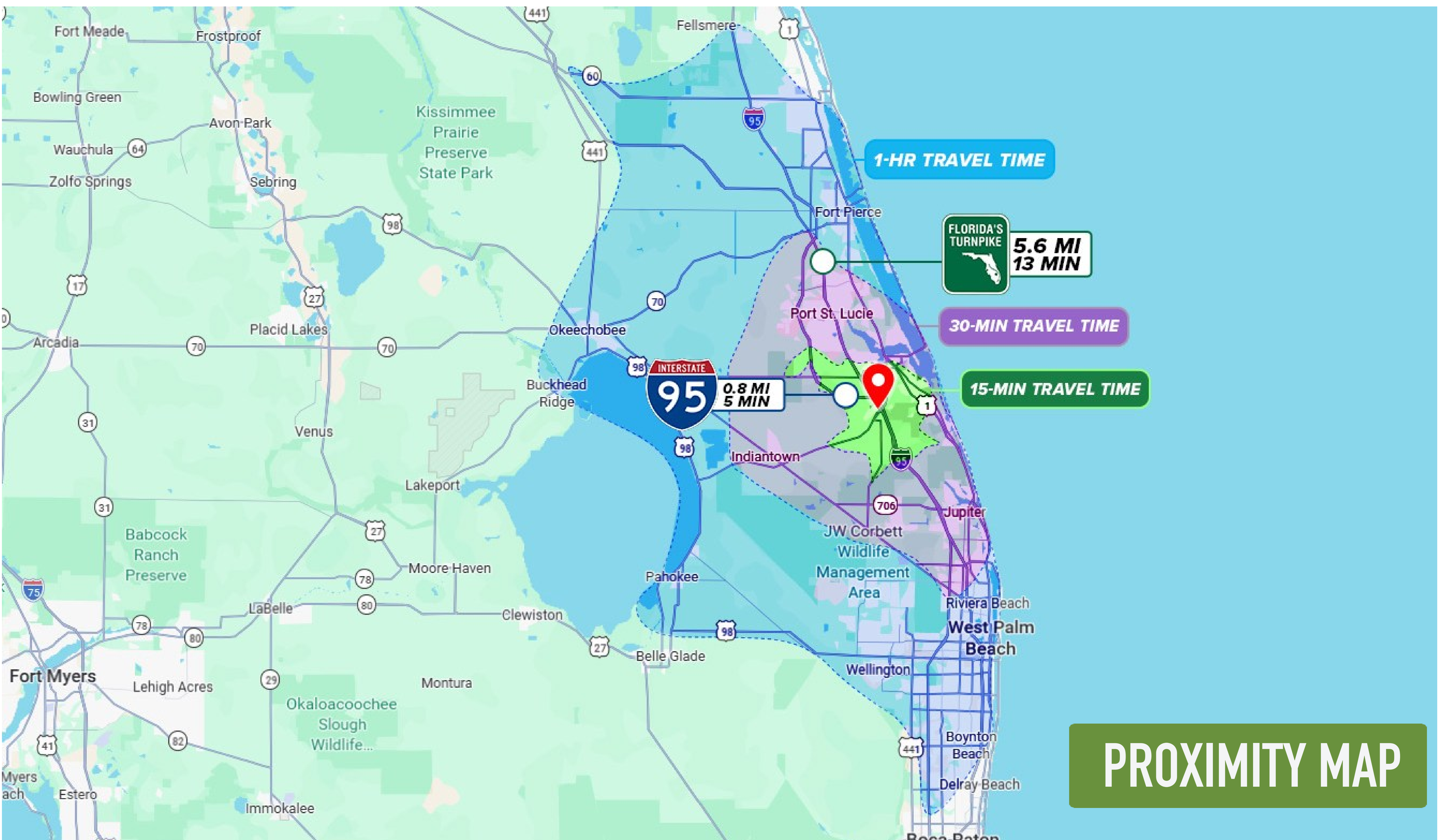


Available Units

±5,100 SF Industrial Flex Suite | 7735-7737

- Three private offices
- Three restrooms
- (3) 10' x 12' overhead doors
- Flexible warehouse layout
- Suitable for distribution, fabrication, showroom warehouse, and operational users





ZONING INFORMATION

USE CATEGORY	LI
Business and professional offices	P
Commercial amusements, indoor	P
Commercial amusements, outdoor	P
Commercial day care	P
Construction industry trades	P
Construction sales and services	P
General retail sales and services	P
Limited retail sales and services	P
Trades and skilled services	P
Vehicular sales and service	P
Vehicular service and maintenance	P
Veterinary medical services	P
Wholesale trades and services	P
Limited impact industries	P
Biomedical research	P
Bioscience research	P
Computer and electronic products research and assembly	P
Computer programming/software research	P
Computer system design	P
Electromedical apparatus research and assembly	P
Electronic equipment research and assembly	P
Biomedical research	P
Bioscience research	P
Computer and electronic products research and assembly	P
Computer programming/software research	P
Computer system design	P
Electromedical apparatus research and assembly	P
Electronic equipment research and assembly	P

Demographics

Radius	1 mile	3 miles	5 miles
Population			
2020 Population	3,098	17,754	60,666
2025 Population	3,149	17,475	61,783
2030 Population Projection	3,249	17,908	63,775
Households			
2020 Households	1,255	7,112	26,012
2025 Households	1,257	6,934	26,335
2030 Household Projection	1,293	7,095	27,165
Annual Growth 2020-2025	1.2%	0.6%	0.9%
Household by Income			
Avg Household Income	\$118,687	\$123,273	\$102,531
Median Household Income	\$94,895	\$90,707	\$76,664
Population Summary			
Median Age	51.70	50.90	50.10
Avg Age	47.20	47.10	47.30



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Contact us to arrange a tour

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