

FREESTANDING RETAIL BUILDING

320 SW Federal Highway, Stuart, FL 34994

FOR LEASE
\$32.00/SF



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PROPERTY OVERVIEW

- Freestanding retail building spanning 1,633 SF with excellent frontage along US Highway 1.
- Formerly a window treatment showroom; ideal for comparable use such as home decor, general retail use, or office.
- High-visibility site with an average of 34,000 vehicles per day.
- Located at a signalized intersection offering convenient ingress and egress.
- Minutes from Downtown Stuart, with Port St. Lucie, Palm City & Hobe Sound all within a 15-min drive.



The information contained herein has been obtained from sources deemed reliable but is not guaranteed. All information should be independently verified. This offering is subject to prior sale, lease, price change, or withdrawal without notice.

\$32.00/sf Gross

Lease Rate

1,633 SF

Building Size

0.18 AC

Acreage

±125'

Frontage

34,000 AADT

Traffic Count

1968/2018

Year Built/Renovated

Block/Stucco

Construction Type

12

Parking Spaces

UH-Urban Hwy

Zoning

Downtown

Land Use

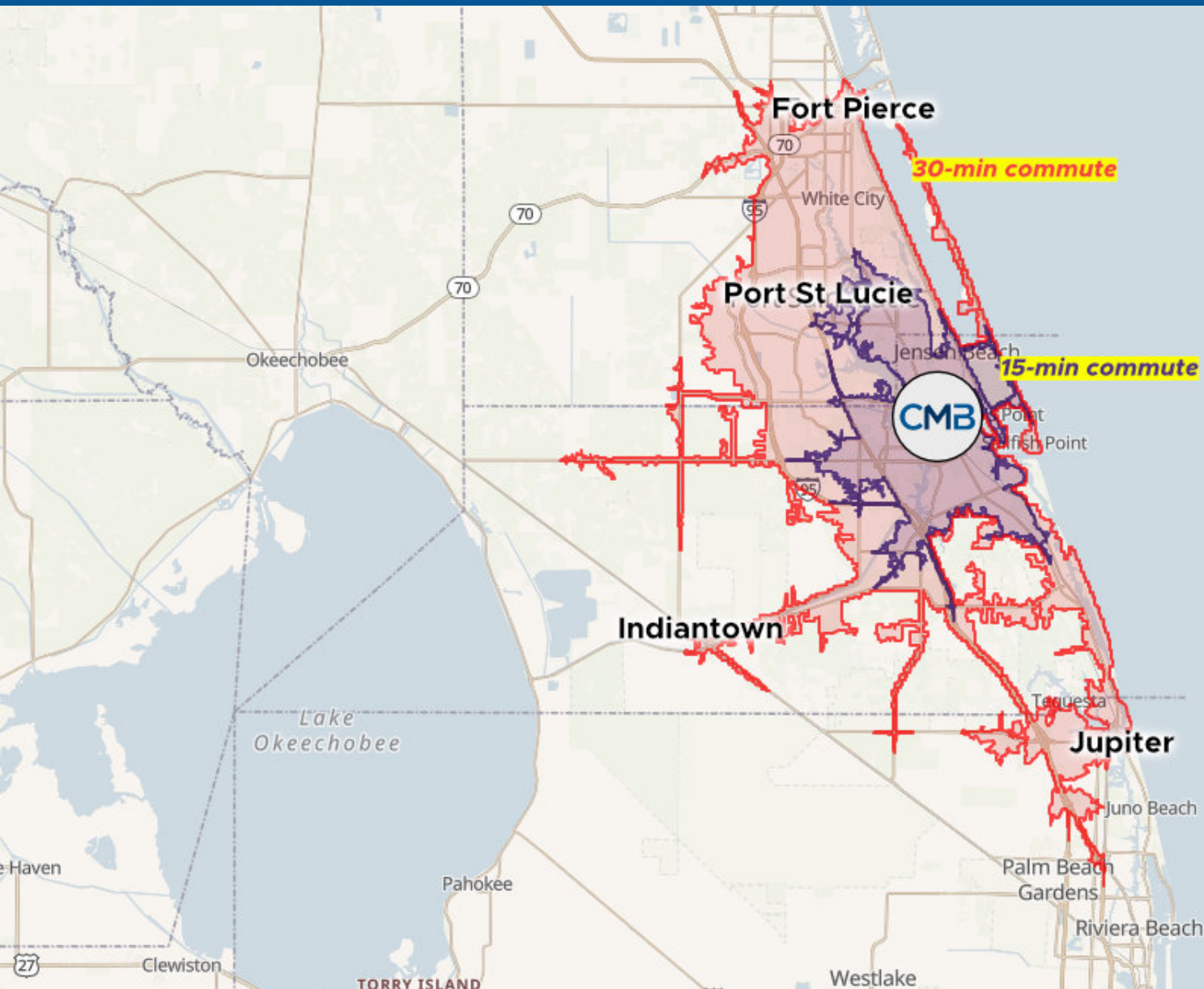
05-38-41-011-004-00120-7

Parcel ID

INTERIOR PHOTOS



COMMUTE MAP (15-30-MIN)



DEMOGRAPHICS

1-Mile Radius

Population	3,552
Households	1,712
Median HH Income	\$76,782

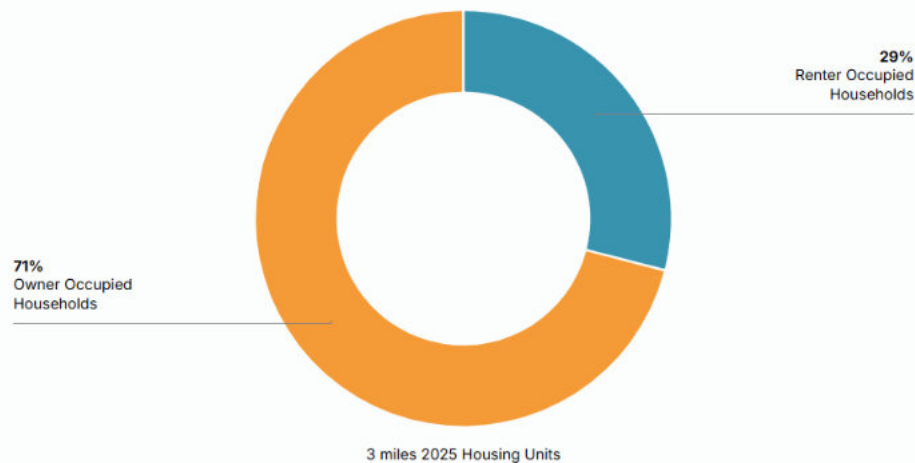
3-Mile Radius

Population	49,910
Households	23,565
Median HH Income	\$90,250

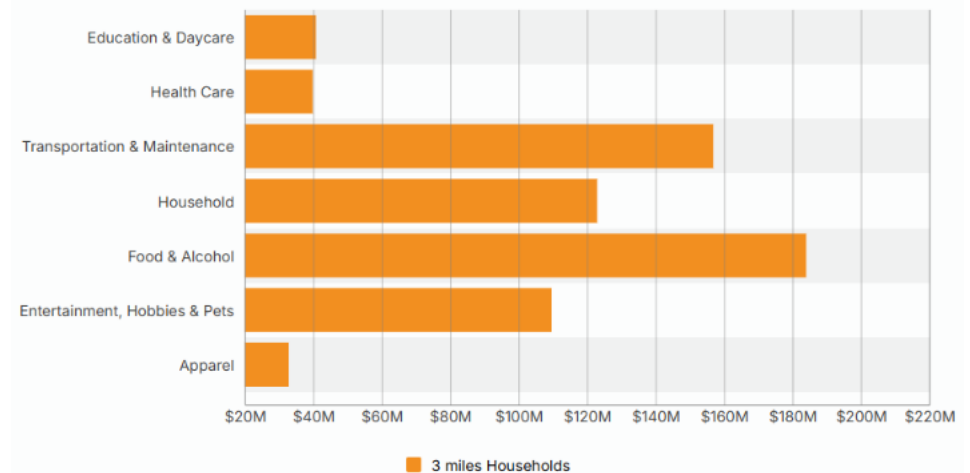
5-Mile Radius

Population	106,334
Households	47,950
Median HH Income	\$99,355

Housing Occupancy (3-mi)



Consumer Spending (3-mi)



TRADE AREA MAP

