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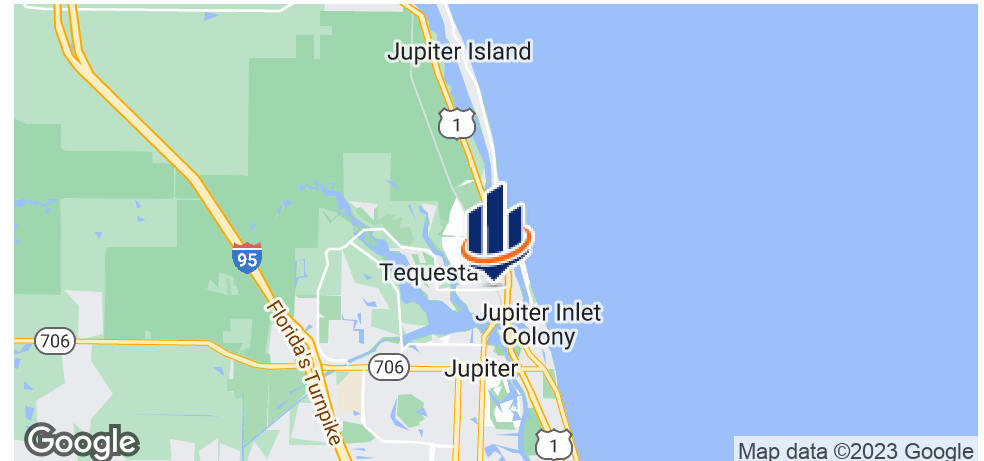


364 CYPRESS DRIVE

TEQUESTA, FL 33469

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Property Summary



OFFERING SUMMARY

Available SF: 1,096± SF

Lease Rate: N/A

Lot Size: 0.4± Acres

Year Built: 1967

Zoning: Professional Office

PROPERTY OVERVIEW

Currently in the build-out phase, this 1,096± SF brand new office space is located on the second floor. The space includes a reception area, two private offices, three work stations, a conference room, a kitchen/break rooms, and one bathroom. Either Cat 5E or 6 cable will be installed prior to tenant occupation. Equipment related to the network will be the tenant's responsibility.

LOCATION OVERVIEW

This newly built-out office space is located on North Cypress Drive, just south of Tequesta Drive.

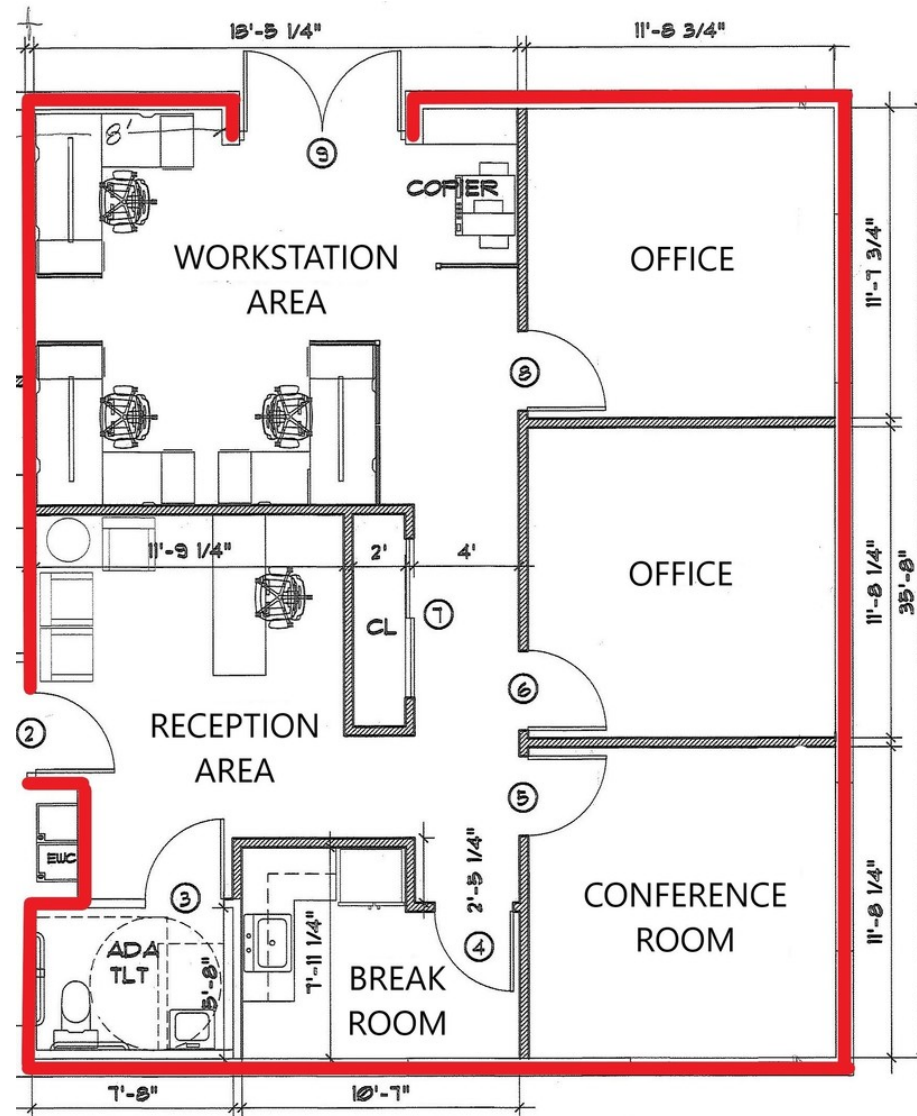
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	2,814	14,578	31,249
Total Population	6,274	35,499	75,503
Average HH Income	\$95,314	\$101,921	\$103,458

Exterior Photo - East Side



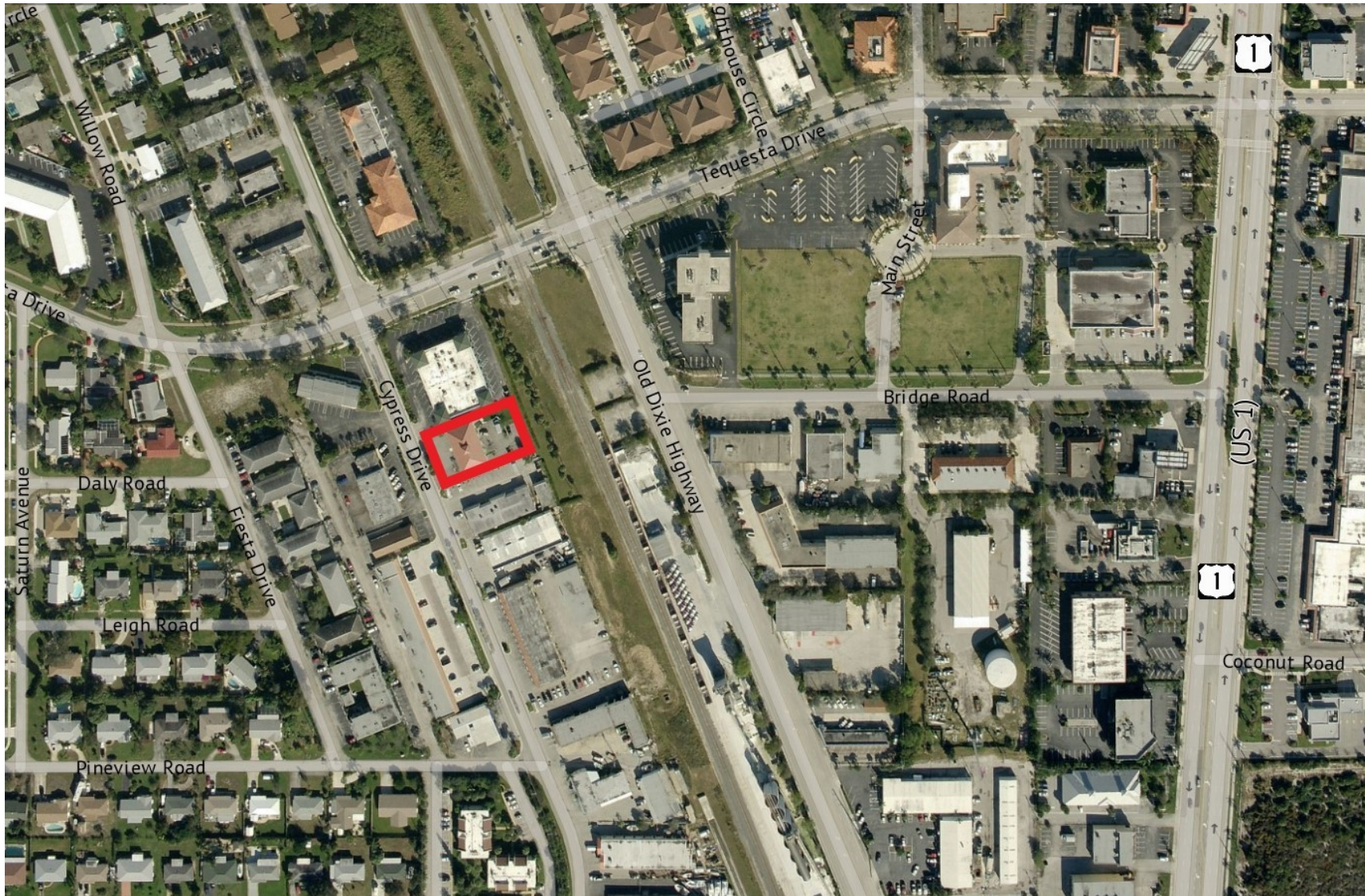
Floor Plan [1,096± SF]



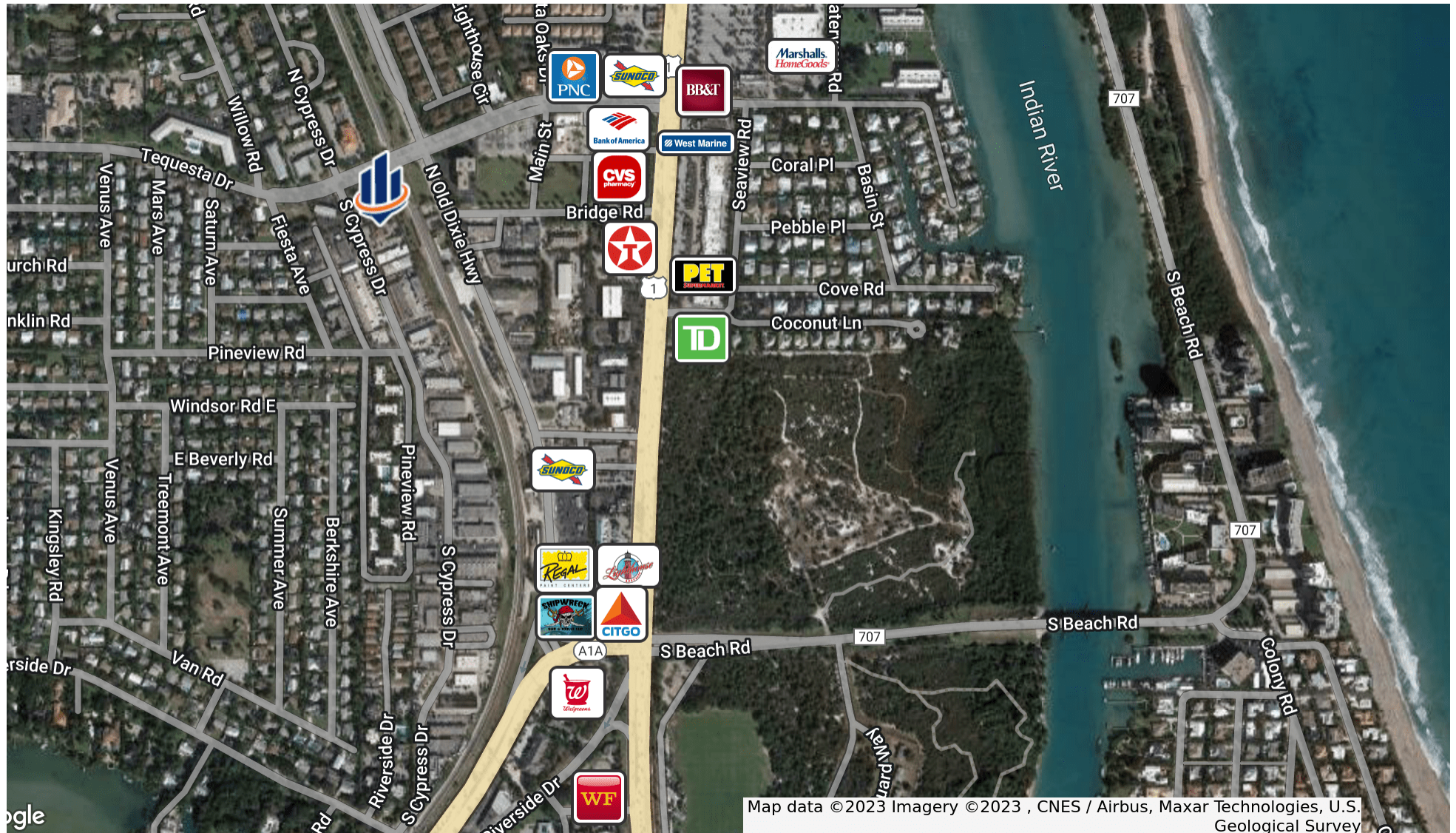
Parcel Outline



Location Map



Retailer Map



Tequesta, Florida



ABOUT

On the southern border of Martin County sits Tequesta. It is rich in history and Florida lore, with the earliest known records of the Jupiter Inlet dating back to 1565. Named after the Tequesta Indians, the Village of Tequesta is located along U.S. Highway 1 to the west of Jupiter Inlet Colony in northern Palm Beaches along the blue waters of the Atlantic Ocean. Back in 1955, Tequesta was the dream of one man, but over the years has evolved into an exceptional waterfront community. A splendor of shops, boutiques, and various churches call Tequesta home.

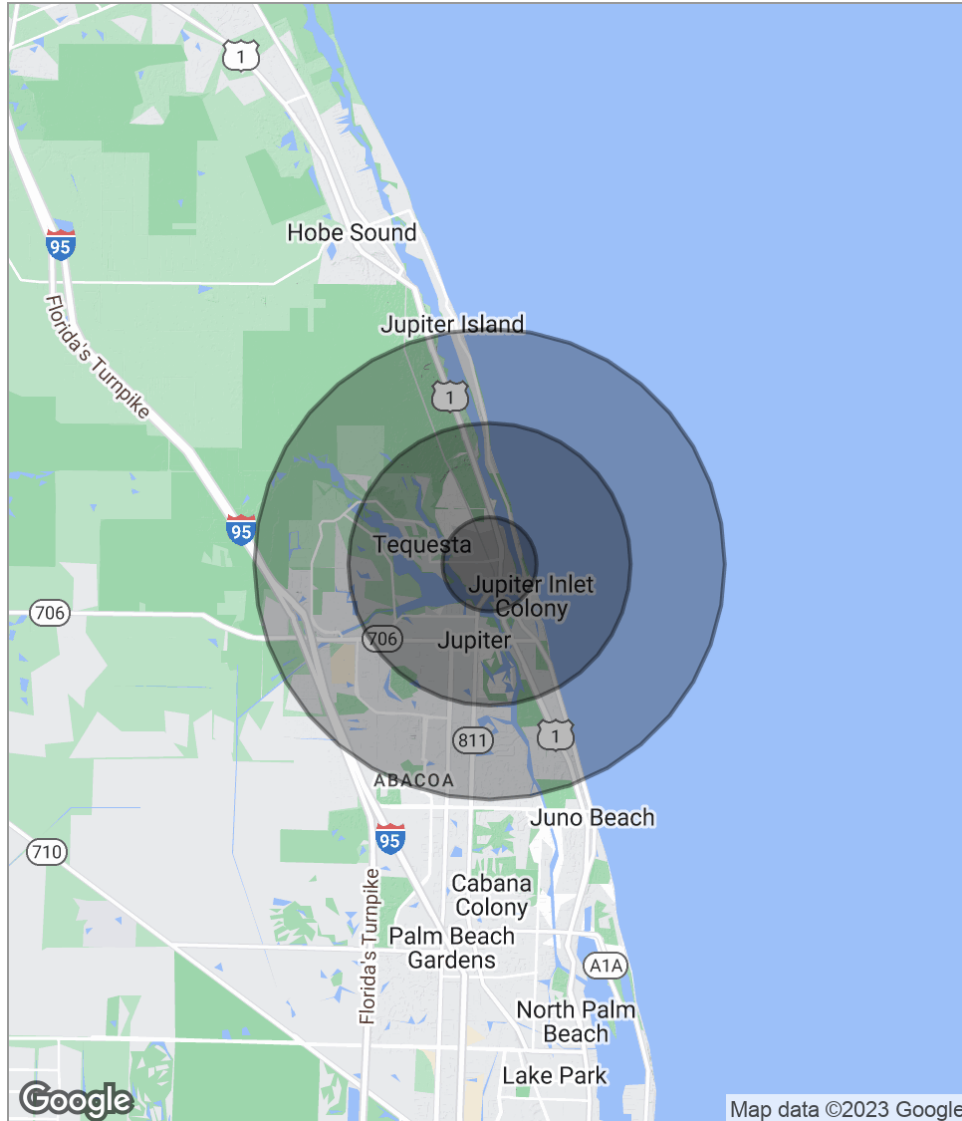
The 1800's lighthouse stands 105 feet tall atop a 46-foot hill on the north shore of the Jupiter Inlet. The land that is now Lighthouse Park was once a part of Fort Jupiter, a military installation that was formed during the Seminole Indian Wars.

If you are looking to spend the day with breathtaking ocean views, swimming or snorkeling, try a visit to Coral Cove Park. The most prominent feature of the beach is the natural limestone which is part of the Atlantic Coastal Ridge. These rocks, as well as the reefs, are inhabited by marine wildlife, including fish, sea turtles, eels and marine worms.

Today, this area is still famous for its beautiful beaches, the Loxahatchee River, and Intracoastal Waterway. The town enjoys a vibrant cultural life and rich history and hosts several annual arts and entertainment festivals.

For more informaton about Tequesta, please visit www.tequesta.org.

Demographics Map



POPULATION

	1 MILE	3 MILES	5 MILES
Total population	6,274	35,499	75,503
Median age	48.6	45.7	44.9
Median age (Male)	47.5	45.1	44.7
Median age (Female)	48.8	45.6	44.9

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,814	14,578	31,249
# of persons per HH	2.2	2.4	2.4
Average HH income	\$95,314	\$101,921	\$103,458
Average house value	\$391,458	\$442,350	\$440,493

ETHNICITY (%)

	1 MILE	3 MILES	5 MILES
Hispanic	8.1%	17.2%	12.9%

RACE (%)

	1 MILE	3 MILES	5 MILES
White	91.6%	88.7%	90.0%
Black	2.6%	2.3%	2.5%
Asian	1.5%	1.4%	1.9%
Hawaiian	0.0%	0.0%	0.0%
American Indian	0.0%	0.2%	0.2%
Other	2.1%	6.0%	4.0%

* Demographic data derived from 2020 ACS - US Census



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