

FOR LEASE

450 NORTHLAKE BOULEVARD

450 NORTHLAKE BOULEVARD, NORTH PALM BEACH, FL 33408



PROPERTY DESCRIPTION

Well positioned retail strip along one of the area's primary commercial corridors. Available suites between 780-1,080 SF, providing flexible retail opportunities with direct frontage on Northlake Boulevard.

PROPERTY HIGHLIGHTS

- Excellent frontage along Northlake Boulevard
- Ample parking with a ratio of 7.51 spaces per 1,000 SF
- Convenient location near Congress Avenue, US 1, and I-95
- Dense surrounding retail corridor with numerous national retailers, banks, restaurants, and service businesses

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	780 - 1,080 SF
Building Size:	7,110 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,573	31,135	62,336
Total Population	13,483	77,155	151,981
Average HH Income	\$116,886	\$113,647	\$130,017

BRYAN COHEN

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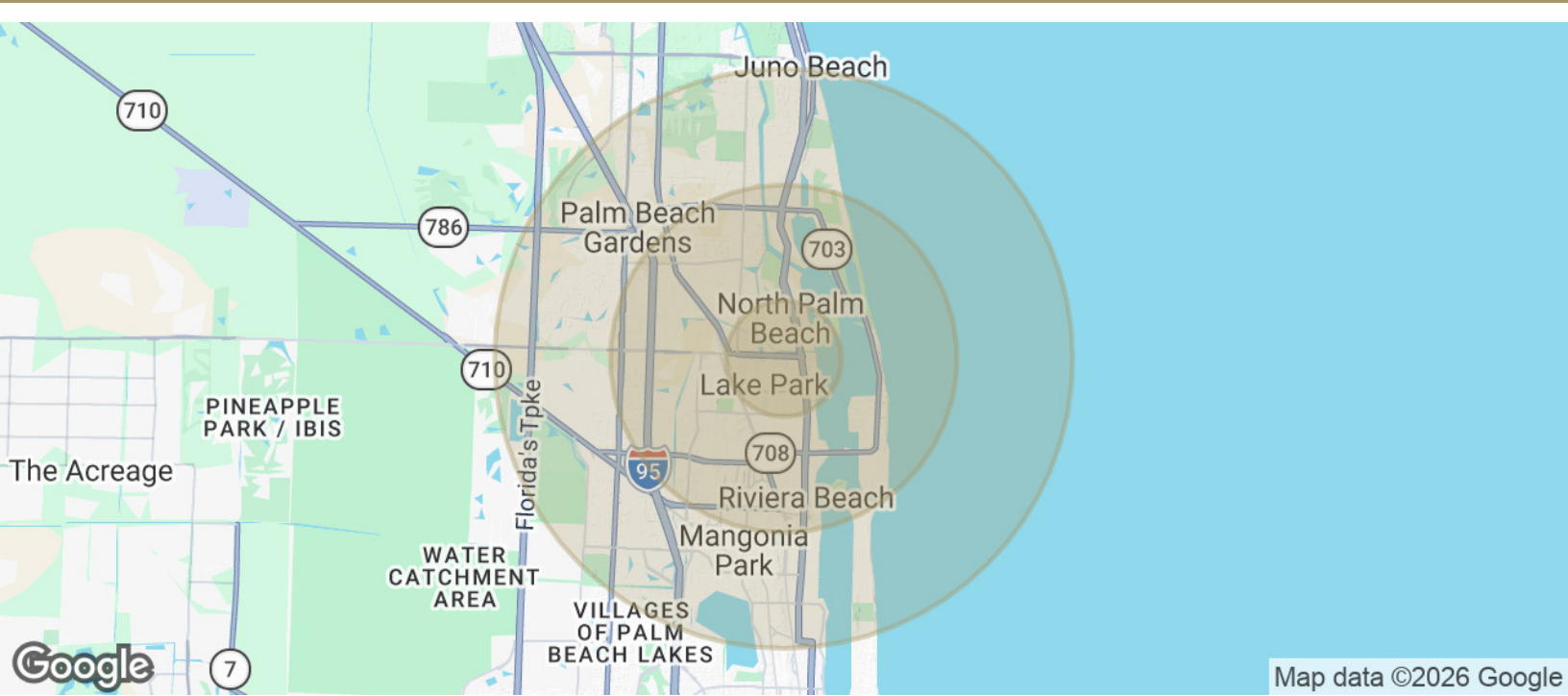
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,483	77,155	151,981
Average Age	44.7	43.5	44.8
Average Age (Male)	42.5	41.6	43.2
Average Age (Female)	44.4	44.7	46.0

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,573	31,135	62,336
# of Persons per HH	2.4	2.5	2.4
Average HH Income	\$116,886	\$113,647	\$130,017
Average House Value	\$447,889	\$532,290	\$616,112

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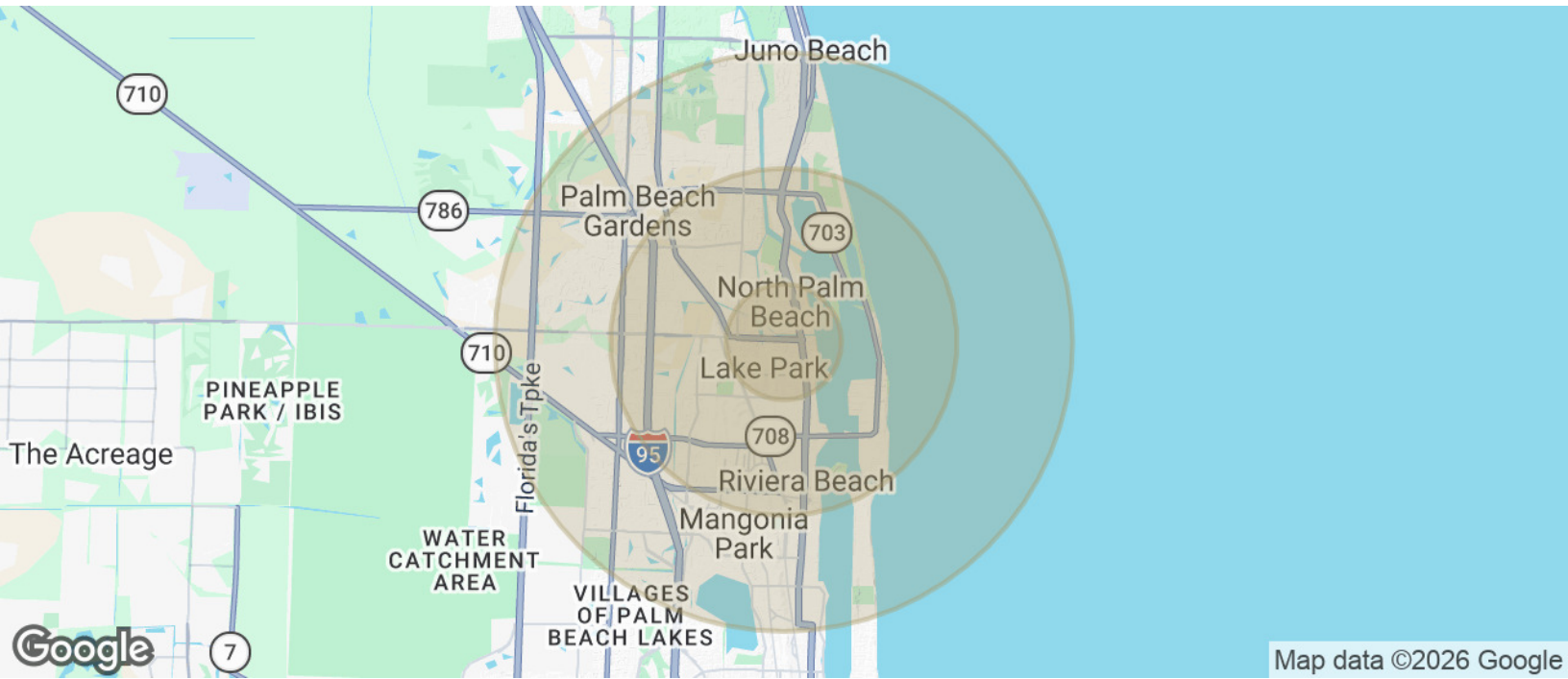
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2023 American Community Survey (ACS)

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