

FOR SALE & LEASE

100 GANDER WAY

PALM BEACH GARDENS, FL 33403



PROPERTY DESCRIPTION

Amazing outparcel build-to-suit or ground lease opportunity! Join At Home in a highly visible, high-traffic location along I-95. Experience the tremendous exposure of this site in northern Palm Beach County's premier area!

PROPERTY HIGHLIGHTS

- Rare build-to-suit or ground lease pad opportunity positioned on the SE corner of I-95 and Northlake Blvd.
- Great visibility and high traffic counts of over 220,000 vehicles passing every day
- Approx. 482 parking spaces
- Over 325' of frontage

OFFERING SUMMARY

Sale Price:	Subject To Offer
Lease Rate:	Negotiable
Available SF:	TBD
Lot Size:	0.34 Acre

DEMOGRAPHICS	3 MILE	5 MILE
Population	87,369	179,427
Average HH Income	70,013	179,427
Median Age	44.3	46.2

BRYAN COHEN

561.471.0212

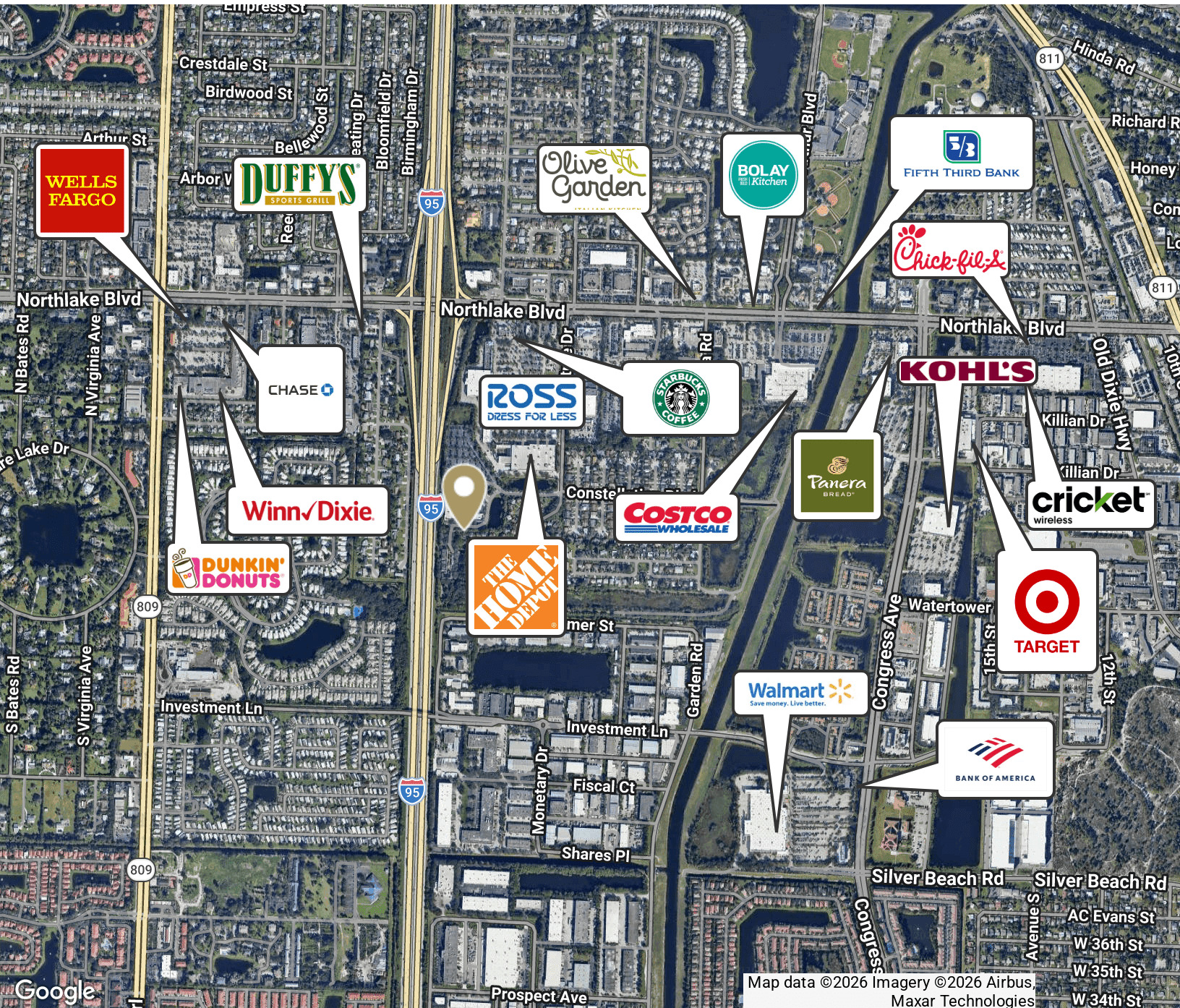
info@cohencommercial.com



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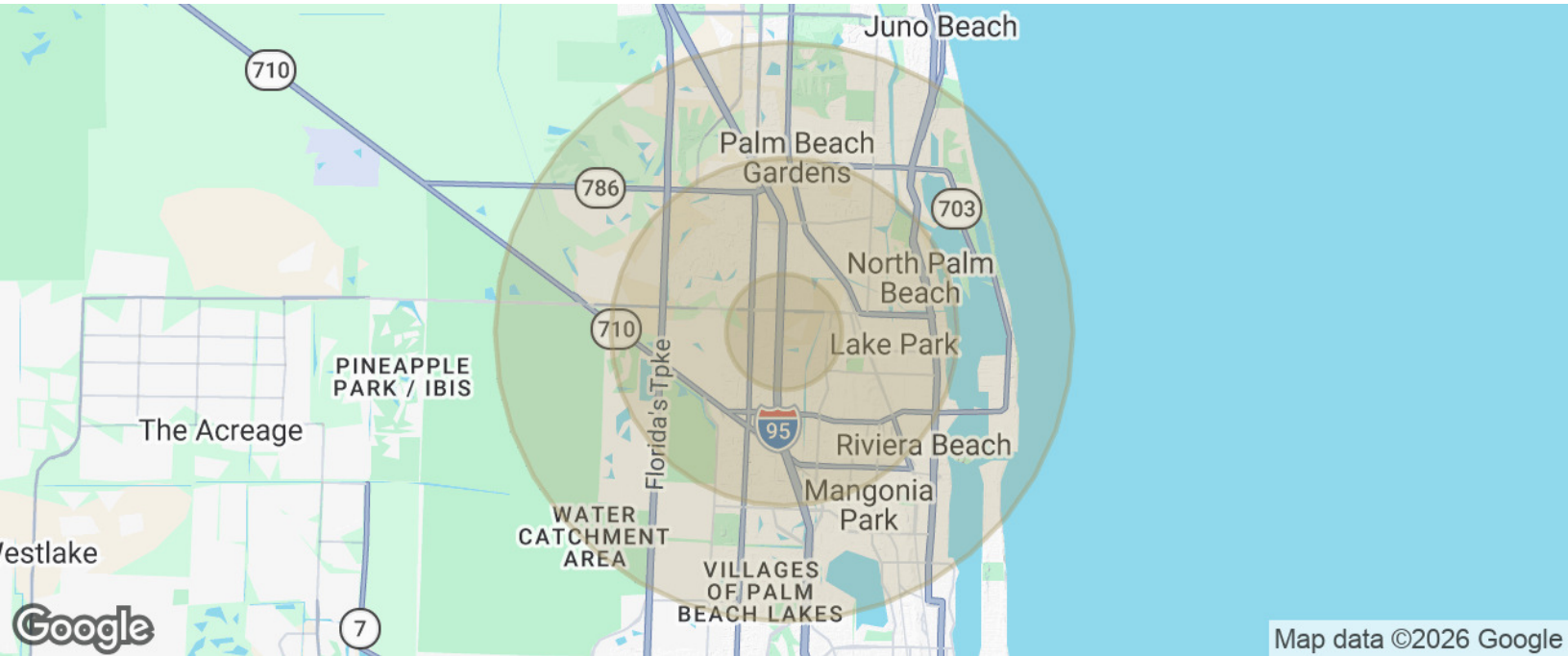


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,474	88,359	182,896
Average Age	40	44	45
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,256	36,095	77,348
# of Persons per HH	2.7	2.4	2.4
Average HH Income	\$101,170	\$103,433	\$116,833
Average House Value	\$417,400	\$442,614	\$520,953

Demographics data derived from AlphaMap

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