



For Lease | 10455 Riverside Drive | Palm Beach Gardens, FL 33410

# Premier Office/Warehouse Space in Palm Beach Gardens

Position your business in the heart of Palm Beach Gardens with this first-floor office/warehouse opportunity. Fully air conditioned, the property combines a flexible floor plan with immediate access to I-95, Downtown at the Gardens, The Gardens Mall, and an array of dining, shopping, and hotel amenities. Ideal for distribution or light manufacturing, the space offers exceptional connectivity in a business-friendly location.

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# Property Overview

|                     |                         |                        |                        |
|---------------------|-------------------------|------------------------|------------------------|
| Parcel Number       | 52-43-42-07-44-001-0030 | Land Size              | ±2.20 AC               |
| Property Type       | Class A Flex            | Zoning                 | M1                     |
| Floors              | 2                       | Office SF Available    | ±1,918 SF - ±11,359 SF |
| Year Built          | 2008                    | Warehouse SF Available | ±6,597 SF - ±14,791 SF |
| Gross Building Area | ±39,920 SF              | Parking Ratio          | 2.50/1,000 SF          |
| Clear Height        | 20' ceiling height      | Docks                  | 2 dock-high doors      |
| Power               | 1,600 A, 3-phase        | Doors                  | 2 grade-level doors    |

## Key Highlights



Class 'A' Flex Space



Fully  
Air-Conditioned



Industrial Park  
Setting



Abundant  
Parking



Immediate Access  
to Interstate 95



## The Location

Palm Beach Gardens, located in Palm Beach County, Florida, is a vibrant city known for its lush landscapes, upscale amenities, and strong community atmosphere. Founded in 1959, the city offers a variety of recreational options, including parks, golf courses, and cultural venues. The Downtown at the Gardens area provides shopping, dining, and entertainment, while nearby beaches offer relaxation and water activities. With top-rated schools, healthcare facilities, and convenient access to major highways, Palm Beach Gardens is a desirable location for both residents and businesses.



# Floor Plans



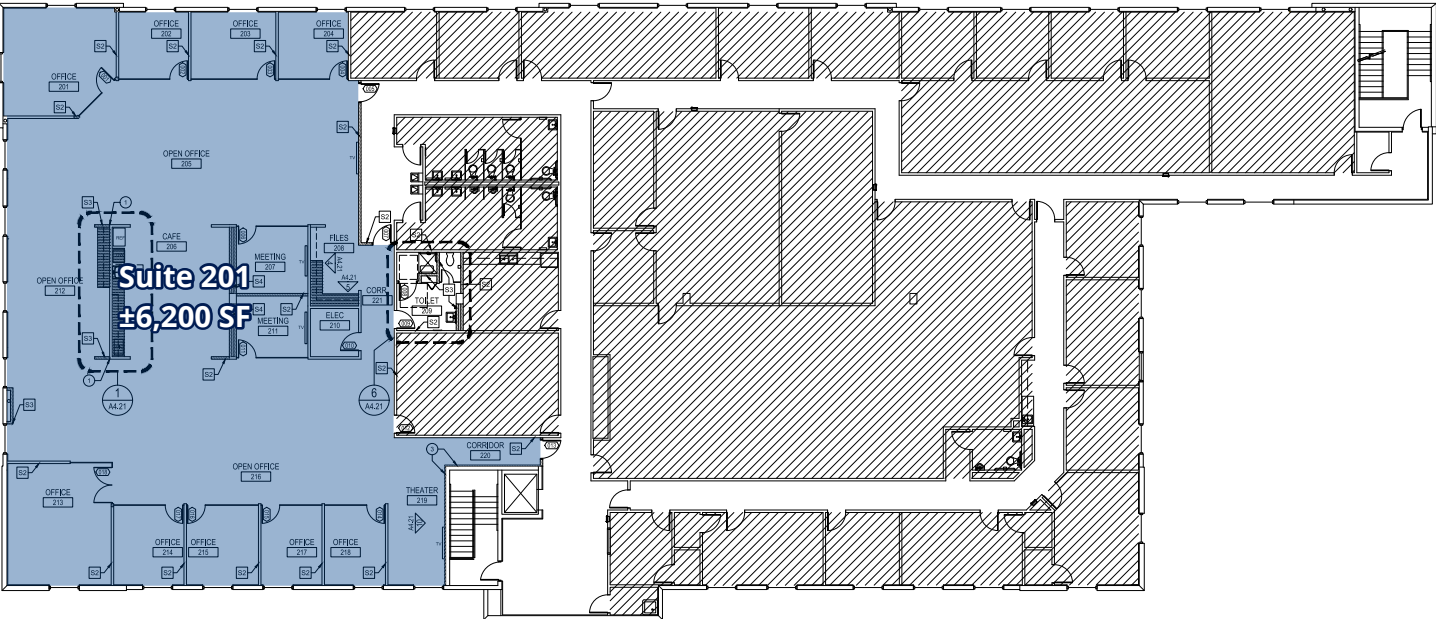
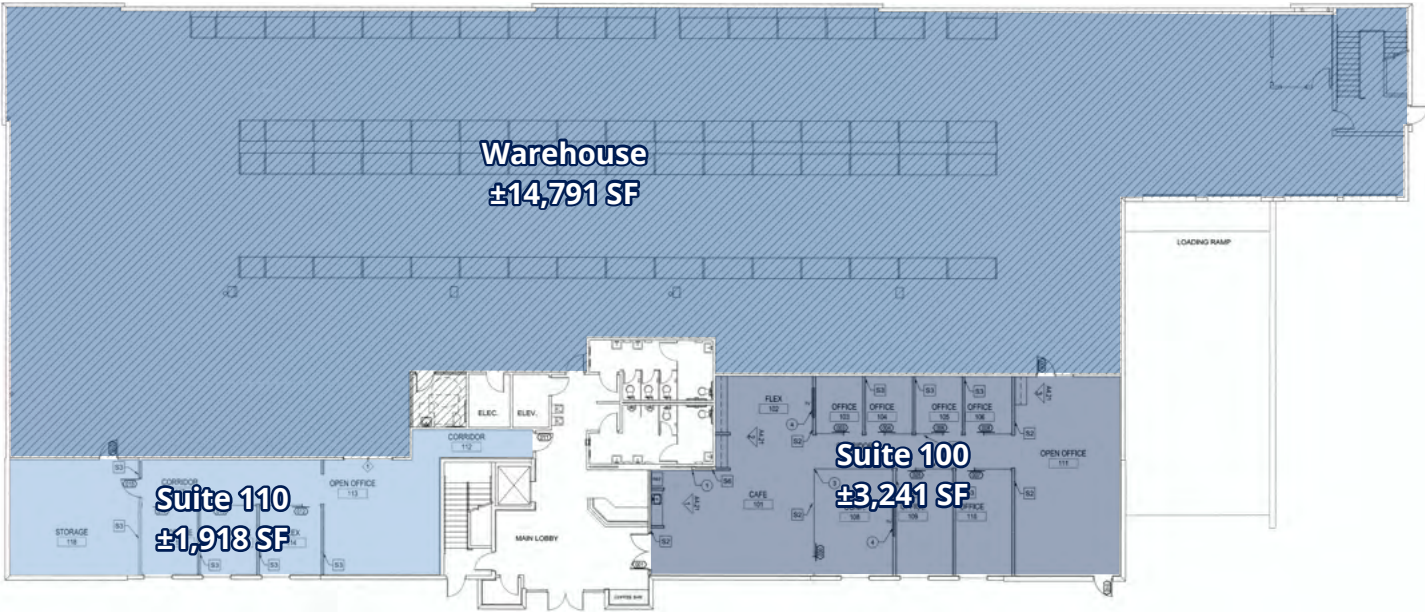
Matterport  
Suite 100

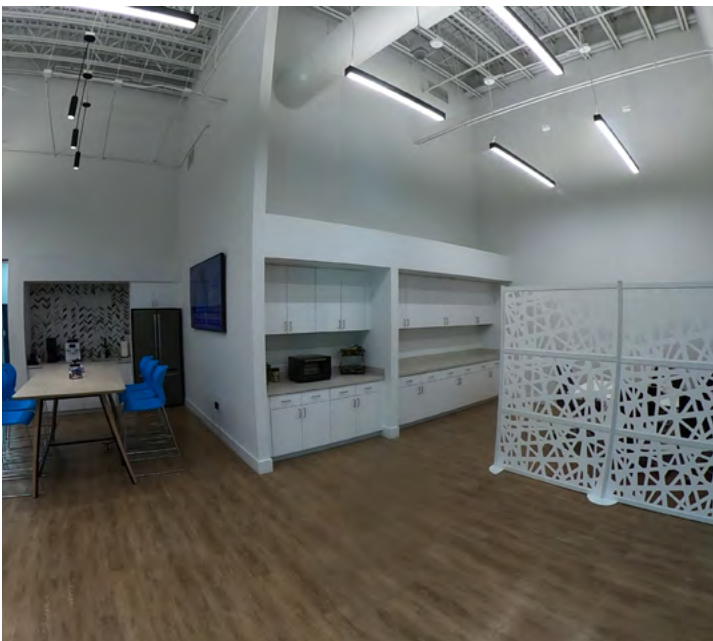
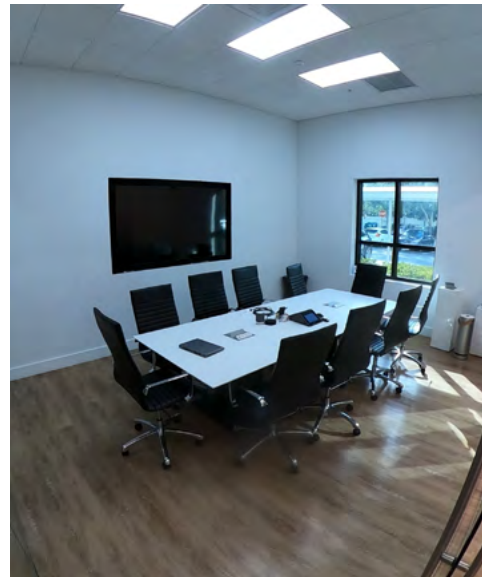
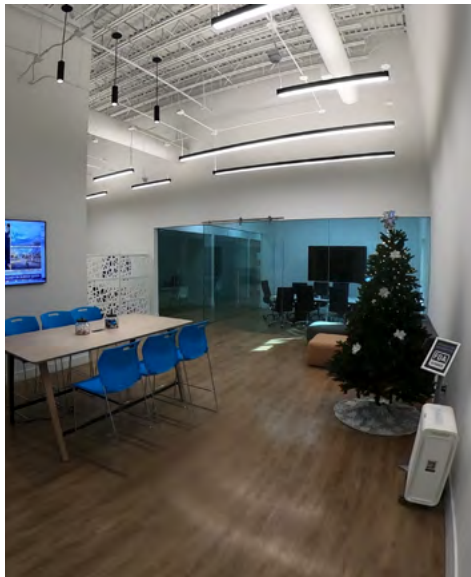


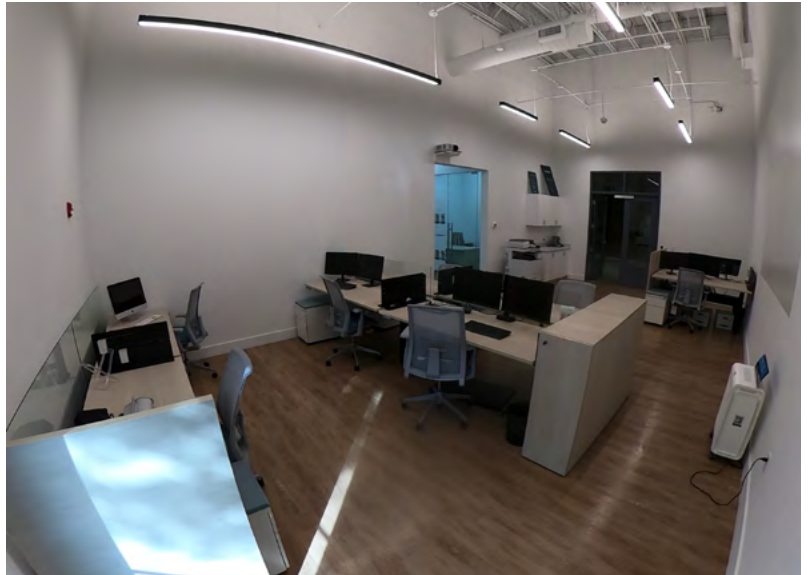
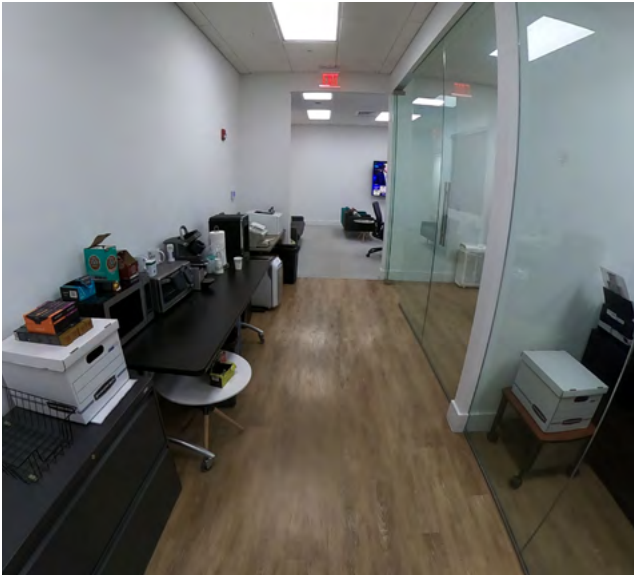
Matterport  
Suite 110



Matterport  
Suite 201









# Colliers

Downtown at  
the Gardens

The Gardens Mall

PGA Boulevard

Midtown

Legacy Place

Burns Road

10455 Riverside Drive | Palm Beach Gardens, FL 33410

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