

2-Acre Commercial Parcel on US Hwy 1

DESCRIPTION: Suitable for banks, Offices, Restaurants & Retail Uses
(excluding car sales and gas stations)

Owned and offered for lease by the City of Stuart, Florida, this 2-acre parcel fronts Us Highway 1 (aka Federal Highway) at the northern touchdown point of the landmark Roosevelt Bridge. Zoned Commercial Planned Unit Development (CPUD), this easy-access site adjoins a signaled intersection that accommodates over 50,000 motorists a day. City-prepared prototype site plans give potential tenants a significant head start in quantifying the site's development potential. Upon determination of a specific use, fast track site plan approval can be accomplished within 60 days. Building permit applications are typically processed in under a week. Water, sewer and all essential utilities are immediately available to the site.

Actual Lot Size: 1.97 Acres (Total Space Available 85,937 Sq. Ft.)
Lease Rate: NEGOTIABLE

1001 NW Federal Hwy Stuart, FL 34994

