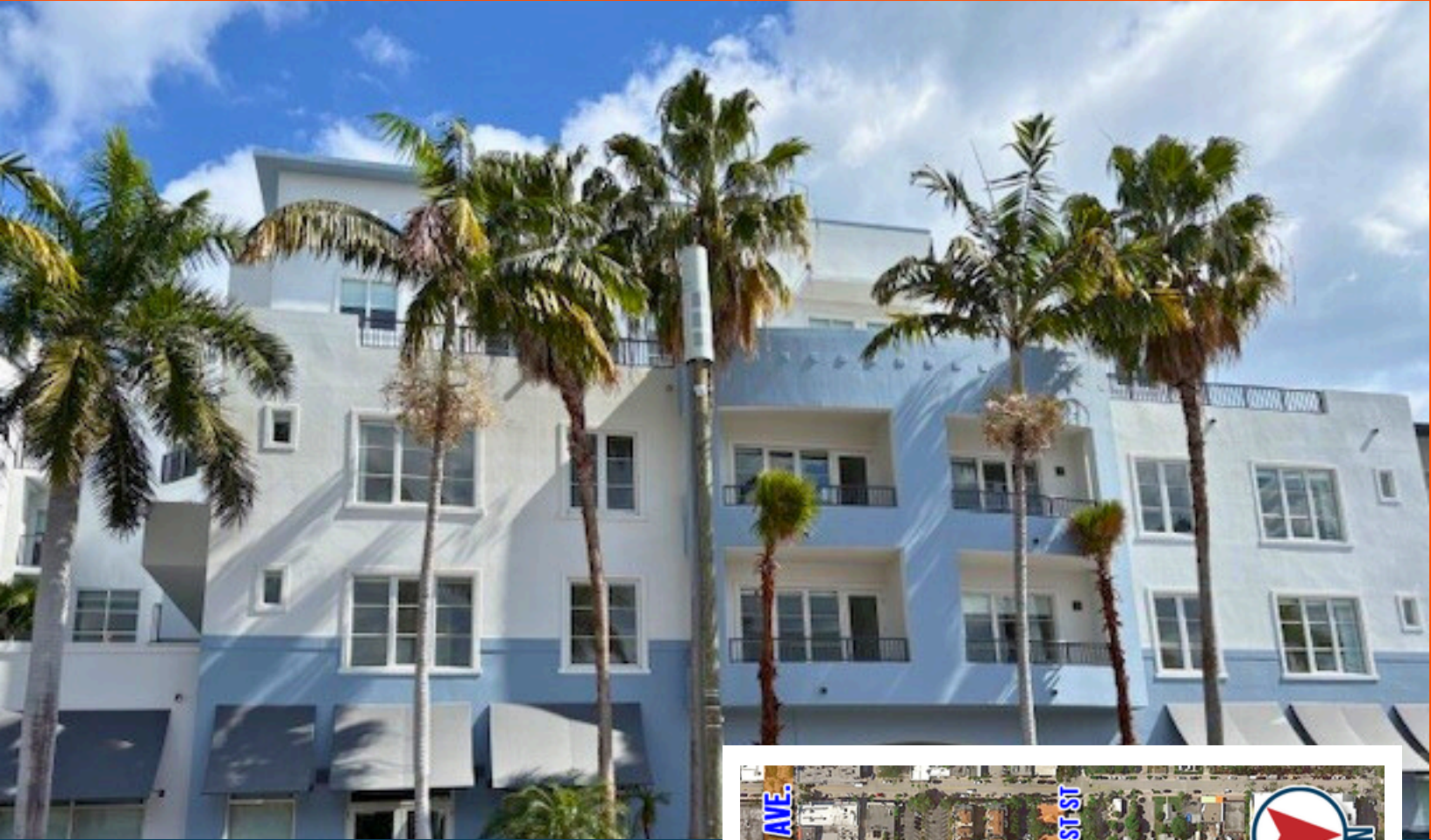


RETAIL/OFFICE FOR LEASE

1,248 SF - 3,346 SF AVAILABLE

151 NE 5TH AVE., DELRAY BEACH, FL



The 151 Building is located one block north of Atlantic Avenue and directly fronting NE 5th Avenue (a.k.a. Federal Highway). These suites contain Class A improvements including flooring, lighting and other improvements.

On the east side of NE 5th Avenue (aka Federal Highway) and one (1) block north of Atlantic Avenue, this property is extremely well located with great visibility to the busy Federal Highway. Atlantic Avenue has continually been named one of the best downtowns in America and continues to attract many national and regional retailers and restaurants.



CONTACT INFORMATION:

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561-703-9298
gary@atlanticcg.com

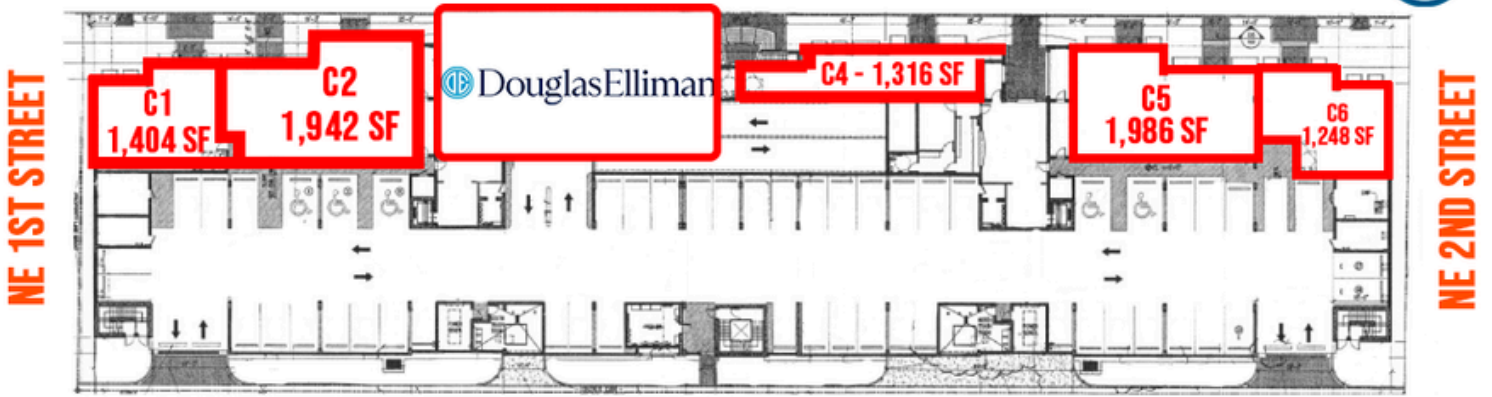
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SITE PLAN

NE 5TH AVENUE (FEDERAL HWY)



SITE HIGHLIGHTS

- Class A Finishes
- Base Rent \$45 PSF NNN
+ \$15 PSF in OP Expenses
- Walking distance to
Downtown Delray Beach
- Property manager on site

UNITS AVAILABLE

SUITE	RENT	SF
C-1	\$45/PSF NNN	1,404 SF
C-2	\$45/PSF NNN	1,942 SF
C-3	LEASED	LEASED
C-4	\$45/PSF NNN	1,316 SF
C-5	\$45/PSF NNN	1,986 SF
C-6	\$45/PSF NNN	1,248 SF