

Titusville Office Space

3380 S. Park Ave, STE 07, Titusville, FL 32780



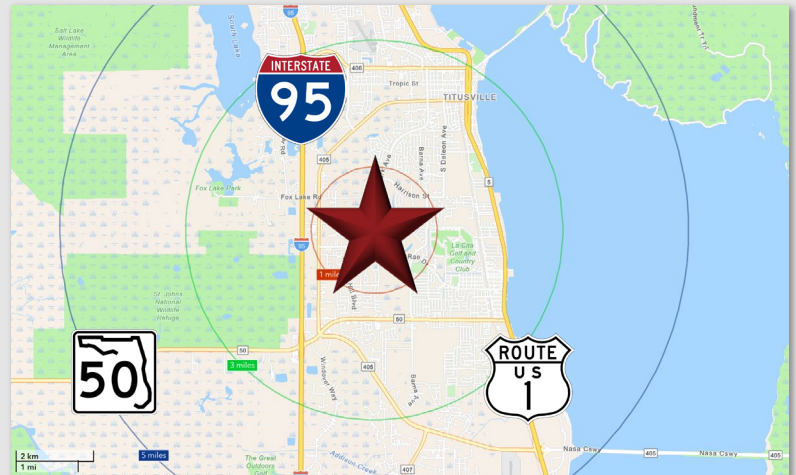
\$1,150/mo Mod. Gross

LOCATION HIGHLIGHTS

This property is situated across from the Royal Oaks community on S Park Ave with a traffic count of 5,500 cars per day. It is conveniently located less than 1 mile east of South Street (SR 405) and 1 mile west of Barna Ave. Additionally, it's a 6-minute drive from both the I-95 and SR 50 interchange, and from US Hwy 1.

LISTING HIGHLIGHTS

- **±740 SF** office space available for immediate occupancy
- **Full build-out** includes a large front work area with new flooring, office space, and a private restroom
- Monument signage available
- 2 dedicated parking spaces + 7 overflow spaces
- Water and trash removal included in monthly rent



2026 DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
Population	6,753	41,748	57,756
Median HH Income	\$80,332	\$71,529	\$72,373
Average HH Income	\$97,209	\$93,871	\$92,920

Contact For More Information:

Rebecca Craddock

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Marie Shorey, CCIM

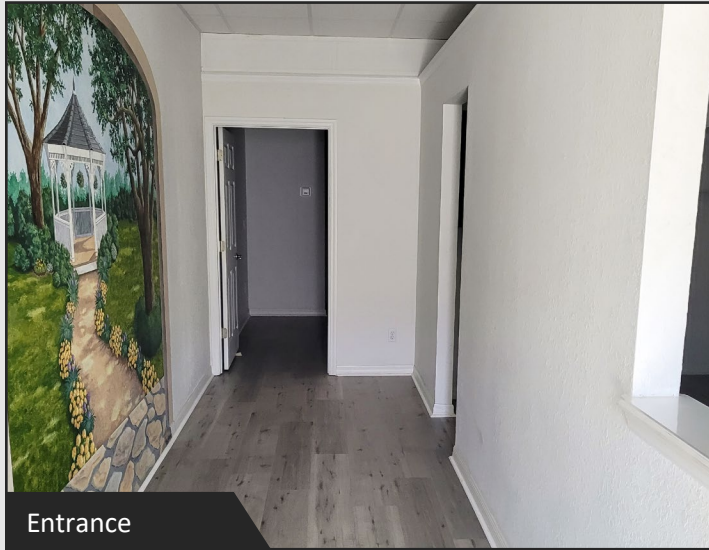
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Marie@palkiper.com

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Palkiper
Commercial Real Estate Services
Licensed Real Estate Broker



Entrance



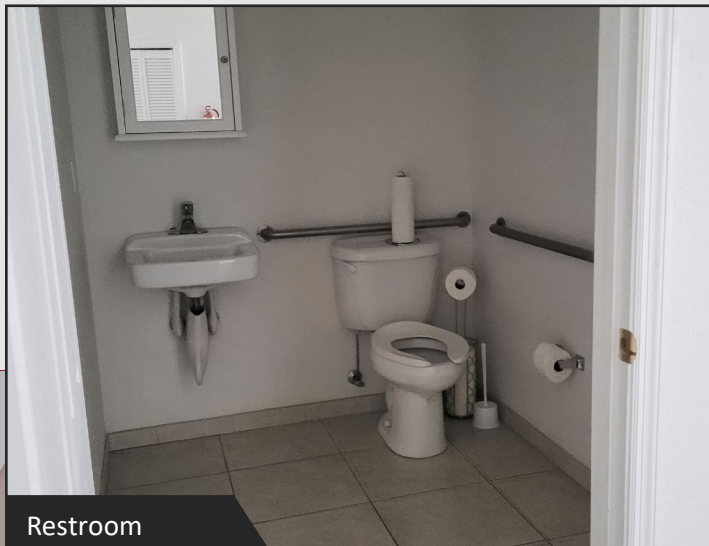
Reception



Reception



Back Work Area



Restroom

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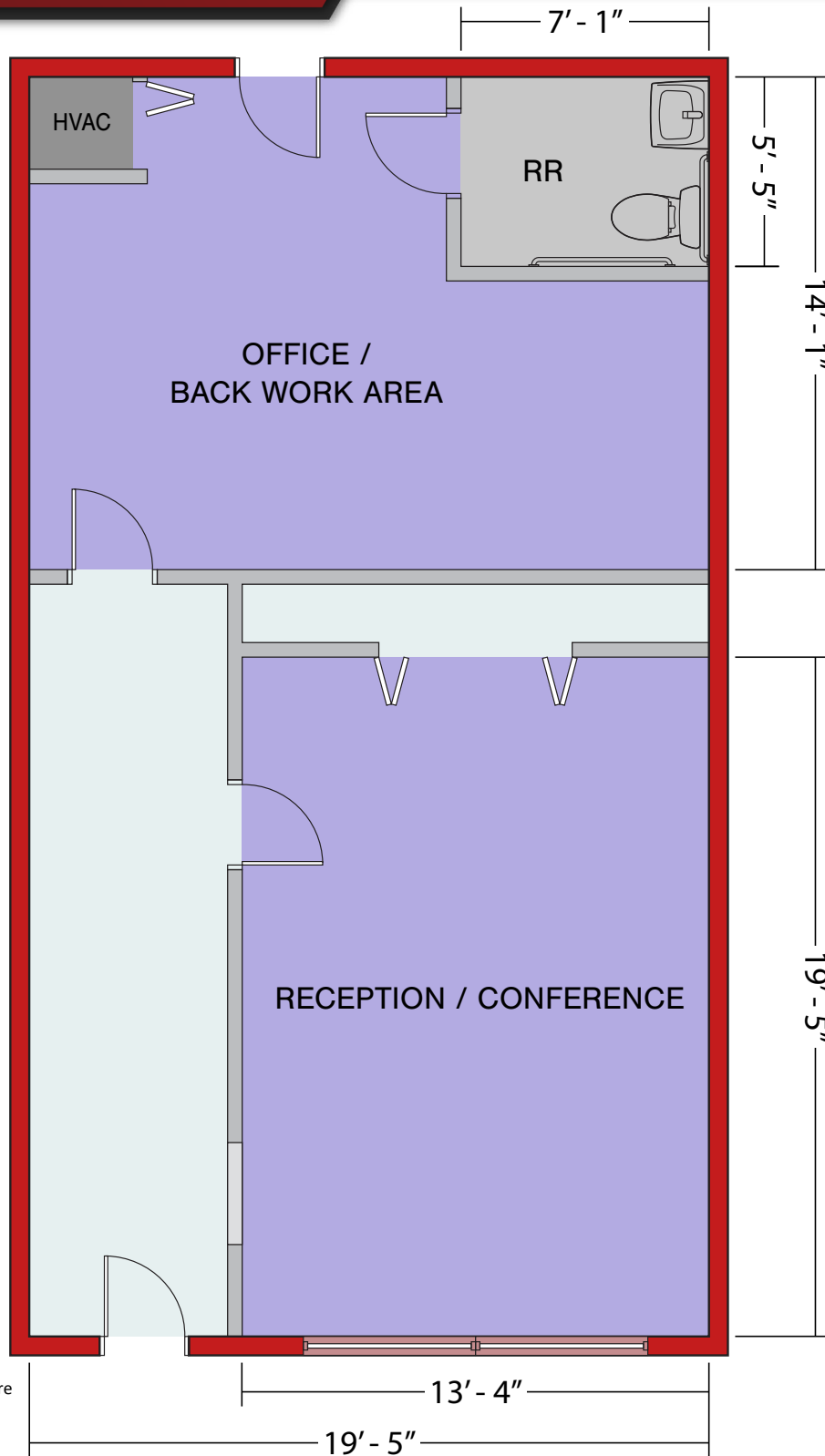
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NOT TO SCALE.

Illustrated for marketing purposes only.
Any measurements, sizes, and/or dimensions are
approximate. Layout and furnishes shown may
vary. Subject to continued revisions.

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