

# OFFICE SPACE FOR LEASE

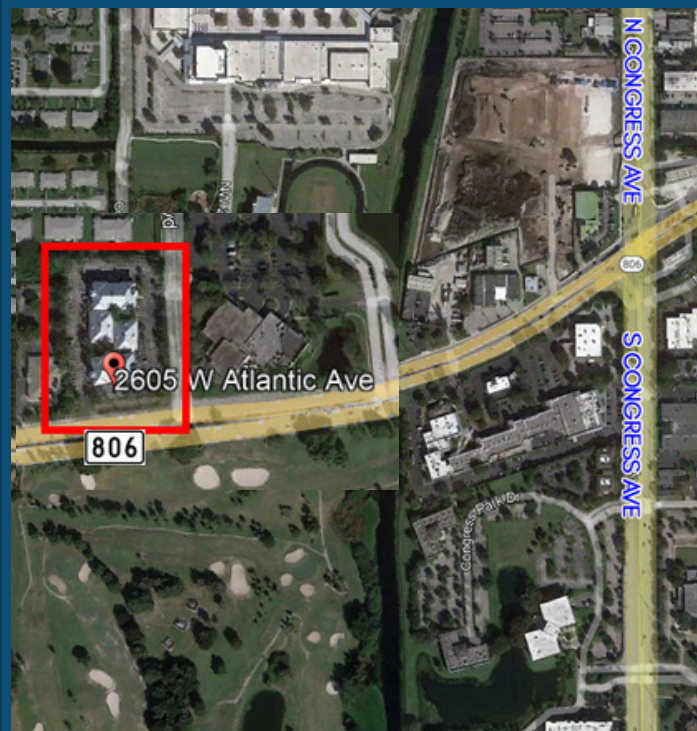
2605 W. ATLANTIC AVE, SUITE D201 & D202, DELRAY BEACH, FL 33445



## THE PROPERTY

These offices are located within a serene office park setting directly on W. Atlantic Avenue, approximately 5 minutes from Downtown Delray Beach. Suite D201 is on the first floor and D202 is on the second floor. D201 is 1,630 SF and D202 is 1,514 SF.

There is ample parking throughout the complex and this property is perfect for any corporate office. This building offers incredible visibility to the high volume of vehicles and pedestrians on Atlantic Avenue. The offices contain no load bearing walls and, thus, the floor plan can easily be modified. This is a great opportunity to locate your business in the dynamic and bustling Delray Beach market. Rent is \$25.50/PSF + \$11.30/PSF operating expenses.



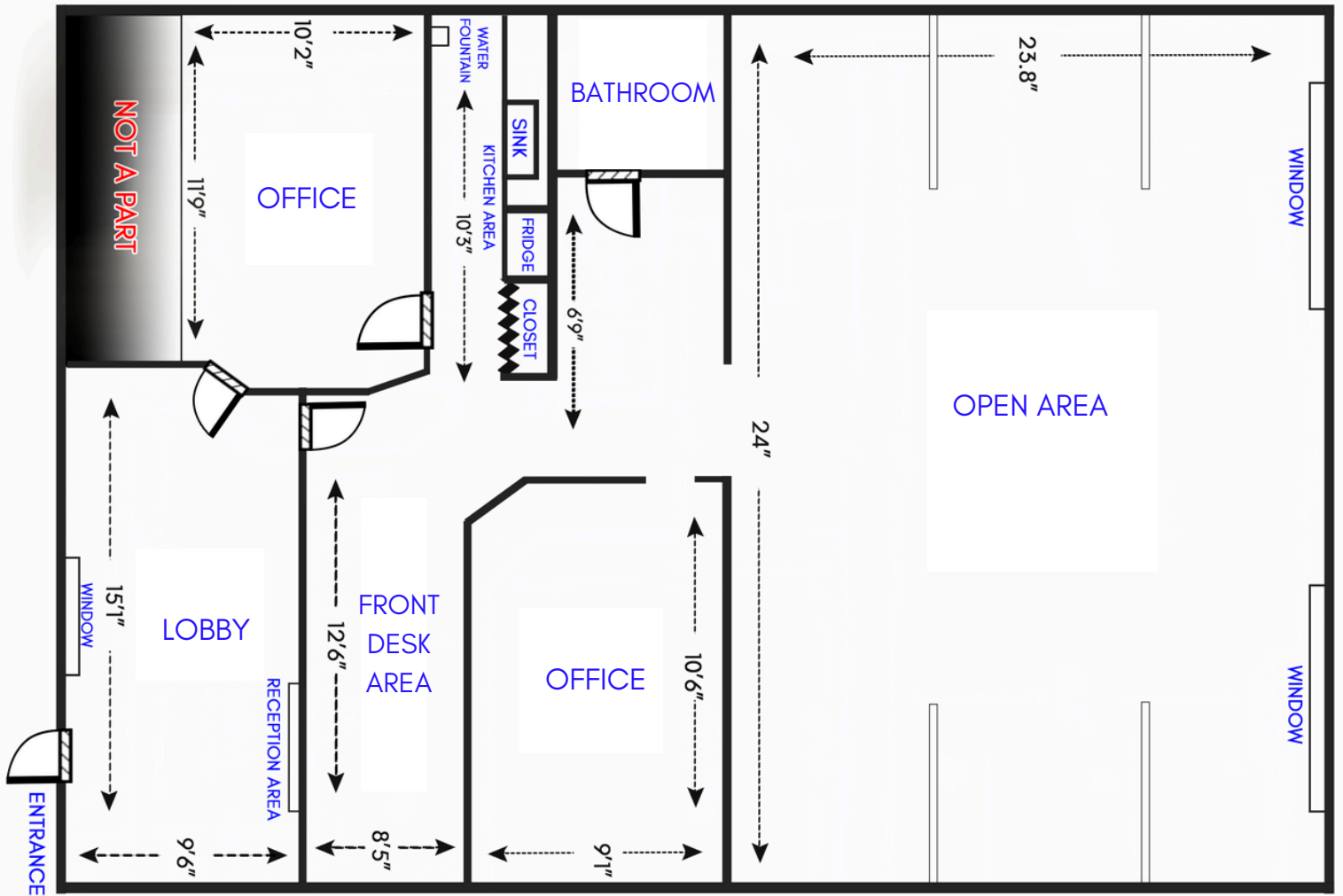
## CONTACT INFORMATION:

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**ATLANTIC**  
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Licensed Real Estate Brokers

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# SUITE D202- 1,514 SF



## HIGHLIGHTS

- Office with Private Bathroom and Kitchenette
- Incredible Visibility and Exposure to Vehicular Traffic and Pedestrians
- Ample Parking Spaces for Employees, Invitees and Customers
- Extremely Attractive Lease Terms
- 5 Minutes to Dozens of Restaurants, Bars and Retailers



SUITE D202 - OUTSIDE AREA



SUITE D202 - RECEPTION DESK



SUITE D202 - OFFICE



SUITE D202- OPEN AREA WITH CUBES



SUITE D202 - RECEPTION AREA



SUITE D201 - CUBICLES



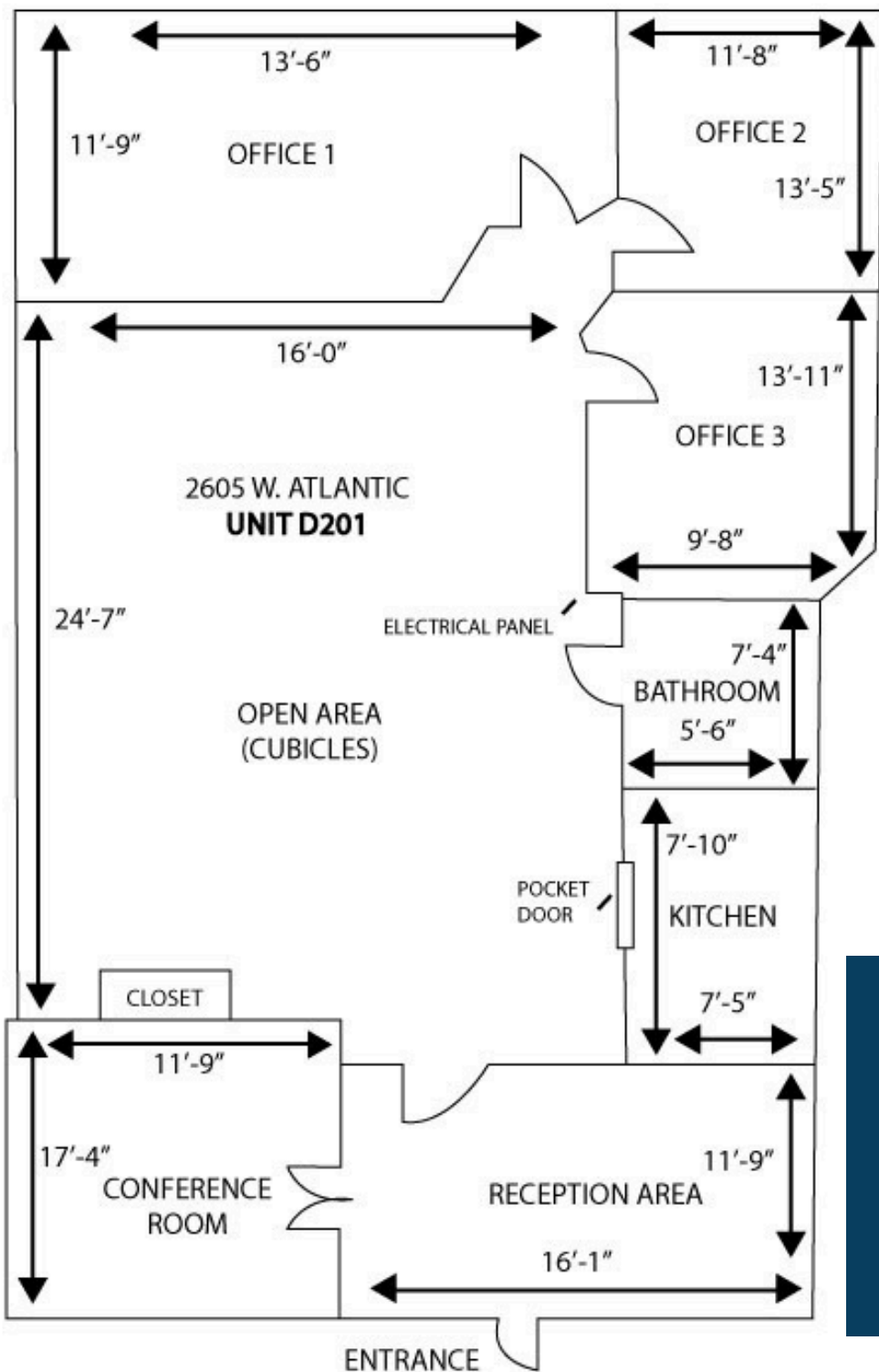
SUITE D201 - CONFERENCE ROOM



SUITE D201 - RECEPTION AREA



SUITE D201 - KITCHEN



**SUITE D201**  
**1,630 SF**

## DESCRIPTION

Suite D201 is 1,630 SF on the first floor and consists of a reception area, conference room, open area with 6-cubicles, kitchenette, bathroom, 3-offices, IT/storage closet and two-entrance/exit doors.