



greencAPITAL
Realty Advisors

Commercial Real Estate
 and Construction Services

Heritage Square

1800 N. Federal Highway
 Pompano Beach, FL 33062

AVAILABLE FOR LEASE

For more information
 please contact:

Steven A. Leeds

Licensed Real Estate Broker
 Certified Building Contractor

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 Boca Raton, FL 33431

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Greencapitalrealty.com



Building/GLA

- 40,508 SF Retail/Office/Medical building

Available Spaces

East Building:

*Suite 109: 1,107 SF

*Suite 110: 2,079 SF

*Can be combined for 3,186 SF

North Building:

Suite 202: 1,260 SF -Available 7/1/2020

Suite 203: 790 SF -Available 7/1/2020

Suite 208: 767 SF

Zoning

- B-3

Features

- Great visibility on busy Federal Highway (US-1)
- Prominent pylon signage fronting Federal Highway

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Subject to errors, omissions, prior withdrawal, lease or sale without notice





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Aerial Map



Demographics

2019	1 mile	3 miles	5 miles
Population:	12,728	102,105	228,969
Average Income:	\$86,978	\$73,194	\$69,712
Average Age:	46	43	44

Traffic Count

- 44,450 – Cars per day

Co-tenants



And other fine local businesses

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