

ASKING: \$6,995,000
INCLUDES: FREESTANDING 7,000 SF
RESTAURANT PROPERTY & ATTACHED SURFACE PARKING LOT WITH DEVELOPMENT RIGHTS



604 Lake Ave, Lake Worth Beach, FL



COMMERCIAL RESTAURANT
PROPERTY FOR SALE OR LEASE



SALE PRICE \$6,995,000

SIZE

604 Lake Ave - 7,000 SF 601-607 Lucerne - 13,000 SD

LEASE RATE \$29,500 / month nnn

RESTAURANT BUILDING IS BEING SOLD VACANT

Property Overview

Introducing 604 Lake Ave, a remarkable restaurant opportunity in the heart of downtown Lake Worth Beach, FL. This brand new buildout features 25+ ft ceilings, creating an expansive and inviting space for guests to dine with both indoor and outdoor seating. Situated just moments away from the beach, this prime location offers high visibility and convenience in the heart of downtown Lake Worth Beach, while the attached surface parking lot can accommodate up to 40 cars, ensuring hassle-free access. Don't miss the chance to establish your culinary vision in this stunning 7,000 square foot restaurant building.

Property Highlights

- · Brand new restaurant buildout
- · Premier downtown location
- Expansive patio seating and 2 bars
- Exclusive surface parking lot attached with development rights
- New roof, AC units, all new impact doors, windows and trifold windows. ADA compliant, Certificate of Occupancy in place allowing new operator to open for high season!





LOCATION





Lake Worth Beach, FL, is a vibrant and diverse city located in Palm Beach County, on the southeastern coast of Florida, United States. Situated just south of West Palm Beach, Lake Worth Beach offers residents and visitors a unique blend of coastal charm, cultural richness, and outdoor recreational opportunities.

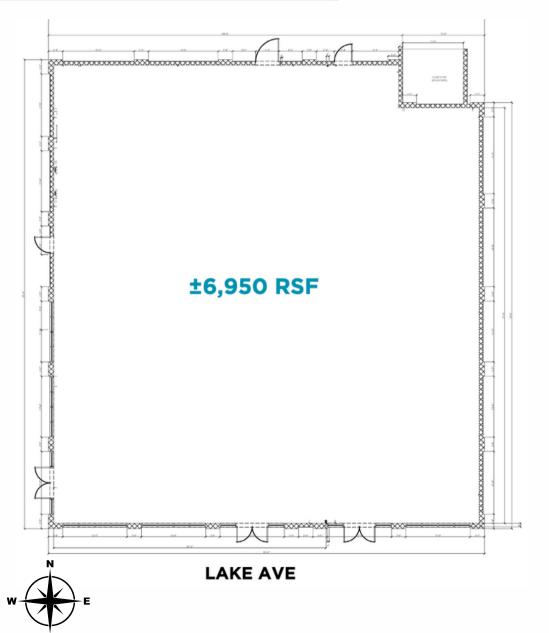
Lake Worth Beach is known for its lively downtown area, which showcases a colorful and eclectic mix of art galleries, boutiques, antique shops, and restaurants. The city's artistic character is evident in its numerous murals and street art displays that adorn the buildings throughout the downtown district.

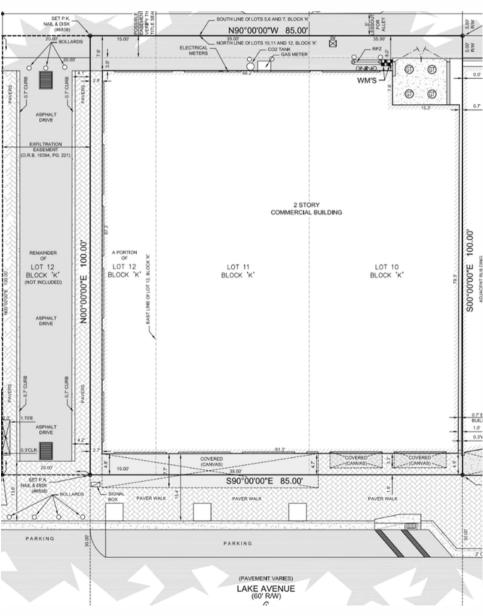


PRAKAS<mark>87</mark>CO.

604 Lake Ave, Lake Worth Beach, FL 33460

SITE PLAN









FOR SALE



604 Lake Ave, Lake Worth Beach, FL 33460 607-601 Lucerne Ave, Lake Worth Beach, FL 33460

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