



**PROFESSIONAL CENTRE AT THE GARDENS**  
 11601-11641 KEW GARDENS AVENUE  
 PALM BEACH GARDENS, FLORIDA

Partnership. Performance.



**PROFESSIONAL OFFICE SPACE FOR LEASE**

**Professional Centre at the Gardens** is located one block north of PGA Boulevard on Kew Gardens Avenue in the heart of Palm Beach Gardens, providing easy access to I-95, Florida's Turnpike and US Highway One.

This two-story office project features full floor availability, excellent parking, impact glass windows and building signage. Professional Centre at the Gardens is within walking distance to The Gardens Mall, one of the busiest hubs in Palm Beach County, and only minutes from the menu of amenities located at Downtown at The Gardens and Legacy Place.

**Jonathan Satter, Principal and Managing Director**  
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**FEATURES**

- *Best value in Palm Beach Gardens*
- *Up to 14,726 sq. ft. available*
- *Ample parking*
- *Next to The Gardens Mall, Downtown at The Gardens and Legacy Place*
- *On-site management*
- *24/7 access*



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**Project Size:** 85,022 sq. ft.

**Year Built:** 2001

**Parking:** 4.00:1,000 free surface parking

**Electric:** Independent separate meters

**HVAC:** Separate package units with independent controls  
No after hours HVAC charges

**Use:** Professional Office

**Asking Rate:** \$18.95 NNN

**Expenses:** \$6.90 PSF - Estimated Operating Expenses

**Availabilities:**

Suite 1-207	1,288 sq. ft.
Suite 1-211	1,557 sq. ft.
Suite 3-200	11,881 sq. ft.



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