



500

AT
THE COLUMBIA COLLECTION

PREMIER OFFICE SPACES | ONE EXCEPTIONAL ADDRESS

THE PROPERTY OVERVIEW

Dunn Commercial is pleased to exclusively offer for lease **500** at the *Columbia Collection* — a 25,002-square-foot, trophy single-story office property offering a distinctive corporate setting in the heart of West Palm Beach.

500 is designed for companies seeking presence and privacy of a standalone corporate headquarters with the convenience of a highly connected location. The property features an upscale, campus-like setting surrounded by mature landscaping and overlooking the lake, creating an arrival experience rarely found within the West Palm Beach suburban office market.

Located along the Village Boulevard corridor, **500** places tenants within walking distance of an extensive mix of restaurants, retail, hotels and everyday amenities. I-95 is less than one mile away, while Downtown West Palm Beach, DJT/PBI Airport and Palm Beach Island are all just minutes from the property.

As West Palm Beach continues to attract leading companies, executives and investment from across the country, **500** at the *Columbia Collection* offers businesses the opportunity to establish a prominent corporate presence in one of South Florida's most dynamic markets — without sacrificing accessibility, convenience or quality of environment.



THE PROPERTY HIGHLIGHTS

DISTINCTIVE CORPORATE SETTING

Rare opportunity to occupy a significant portion of a trophy, single-story office property offering the presence and privacy of a corporate headquarters environment.

HIGH-END EXISTING BUILDOUT

Move-in-ready corporate office configuration featuring 19 private offices, a 43' × 17' executive boardroom, two additional conference rooms, a large kitchen/breakroom and multiple open work areas.

100% USABLE SQUARE FOOTAGE

No common-area loss factor. At **500**, the square footage you lease is the square footage you occupy—providing a meaningful efficiency advantage over traditional multi-tenant office towers.

EXCEPTIONAL PARKING

132 dedicated surface parking spaces exclusively serving the building—approximately **5.28 spaces per 1,000 SF**.

CAMPUS-LIKE ENVIRONMENT

An impeccably maintained setting featuring mature tropical landscaping and lakefront views, creating a distinctive arrival experience for employees and visitors alike.

STRATEGICALLY CONNECTED

Less than one mile from I-95 and minutes from Downtown West Palm Beach, Palm Beach International Airport and Palm Beach Island, with an extensive selection of restaurants, retail and everyday amenities within walking distance.

INSTITUTIONAL-QUALITY OWNERSHIP & MAINTENANCE

The owner of **500** controls the majority of the surrounding Village Commerce Center, providing tenants with confidence in the long-term maintenance and consistency of the overall business environment.

WELL-CAPITALIZED PROPERTY

Meticulously maintained with a newer roof and hurricane-impact windows and doors throughout.

COMPETITIVE ECONOMICS

Available Q4 2026 at **\$22.50 PSF NNN**, plus estimated operating expenses of **\$11.00 PSF**.

FLOOR PLAN (8,309 SF SECTION)

500 COLUMBIA DRIVE • WEST PALM BEACH

Existing Buildout Details:

- 8,309 Square Feet
- 19 Private Offices
- Large 43'x17' Main Boardroom
- Two additional Conference Rooms
- Large Kitchen/Breakroom
- Two open work areas with ample space for 14+ cubicles.





INTERIOR PHOTOS
500 COLUMBIA DRIVE • WEST PALM BEACH

THE LOCATION

500 COLUMBIA DRIVE • WEST PALM BEACH

WALK TO....

Duffy's Sports Grill
Panera Bread
Jersey Mike's Subs
Publix Groceries
Smoke Inn
Brick Oven Pizza
Crumbl Cookies
CR Chicks
Tacos Al Carbon
AmTrust Bank
Truist Bank
PNC Bank
And Many More!!!

DRIVE TO....

I-95 Access (± 0.80 mi.)
Downtown West Palm Beach
+ Related Group's Rosemary
Square (± 2.63 mi.)
Florida's Turnpike Access
(± 2.93 mi.)
Norton Museum of Art
(± 3.50 mi.)
Palm Beach Atlantic
University
(± 3.50 mi.)
The Flagler Waterfront
(± 4.10 mi.)
Worth Avenue (± 4.70 mi.)
Breakers Hotel (± 5.30 mi.)

COMMUTE VIA...

Brightline Train Station
(± 3.50 mi.)
Palm Beach International
Airport (± 4.54 mi.)
Fort Lauderdale
International Airport
(± 50.60 mi.)
Miami International
Airport (± 71.60 mi.)
Orlando International
Airport (± 165 mi.)

WHY PALM BEACH COUNTY?

1.5M

TOTAL POPULATION

\$68,331

HIGHEST MEDIAN WAGE OUT OF
ALL 67 FLORIDA COUNTIES

6.4%

GROWTH RATE. 43,960 JOBS
ADDED YEAR-OVER-YEAR

2.9%

UNEMPLOYMENT RATE

\$3.4B
ILLION

NEW NET INCOME GAIN FLOW
DURING 2020.

#1

TOP COUNTY FOR BOTH PEOPLE
AND INCOME GROWTH IN FLORIDA

3rd

MOST POPULUS COUNTY
IN THE STATE

\$6.87B
ILLION

ECONOMIC IMPACT OF 150 COMPANIES
+13,000 JOBS ADDED IN PAST 5 YEARS

1,000+

PEOPLE MOVE TO FLORIDA
EVERYDAY

AERIAL PHOTO (FACING EAST)

500 COLUMBIA DRIVE • WEST PALM BEACH

DOWNTOWN WEST PALM BEACH



PB LAKES BLVD.

OKEECHOBEE BLVD.

500 COLUMBIA
DRIVE



AERIAL PHOTO (FACING SOUTH)

500 COLUMBIA DRIVE • WEST PALM BEACH

PB AIRPORT

OKEECHOBEE BLVD.

PB LAKES BLVD.

**500 COLUMBIA
DRIVE**



AERIAL PHOTO
(BUILDING + PARKING LOT)
500 COLUMBIA DRIVE
WEST PALM BEACH





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 **DUNN**
COMMERCIAL

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