

969 SE FEDERAL HWY

MAYFAIR  
PLAZA

*Downtown  
Stuart*

UP TO ±1,445 SF OFFICE SPACE

Stuart, Florida

EXECUTIVE  
SUITES

969

EXCLUSIVE LEASING



**CUSHMAN &  
WAKEFIELD**



MAYFAIR  
PLAZA  
*Downtown  
Stuart*

## OFFICE SPACE AVAILABLE

**GROUND** ±982 SF  
(Expandable to ±1,445 SF)

**ADDRESS** 969 SE Federal Hwy, Stuart, FL 34994

**FRONTAGE** US Hwy 1 frontage

**LEASE TYPE** Direct

**POSSESSION** Immediate

**ASKING RENT** \$17.00/SF NNN (+\$6.22/SF NNN)

**NEIGHBORS** USPS, Seacoast Bank, Wawa,  
TD Bank, and National Retailers

## COMMENTS

- Downtown Stuart location
- Seacoast Bank redevelopment project across the street
- Ample parking available
- Close to all amenities in the area
- Located within a prime retail/office corridor on US Hwy 1 in Stuart, FL
- Built-out offices that can be modified easily

# PROPERTY PHOTOS



PLANNED AREA  
PROJECTS

SE KINDRED ST

S COLORADO AVE



SEACOAST BANK REDEVELOPMENT



SE HUDSON CT

MAYFAIR PLAZA

UP TO ±1,445 SF  
OFFICE SPACE  
AVAILABLE

SE JOHNSON AVE

SE FEDERAL HWY



MAYFAIR  
PLAZA

*Downtown  
Stuart*

# NEIGHBORING PROJECT RENDERINGS



**MAYFAIR  
PLAZA**

*Downtown  
Stuart*

**MORE THAN**  
17,000+ RESIDENTS  
1,483+ EMPLOYEES  
87,000+ TOURISTS  
**IMPACT THE CITY OF  
STUART ANNUALLY**



**DOWNTOWN STUART**



**SUBJECT**  
**969 SE FEDERAL HWY**  
**STUART, FL 34994**

 CITY OF STUART

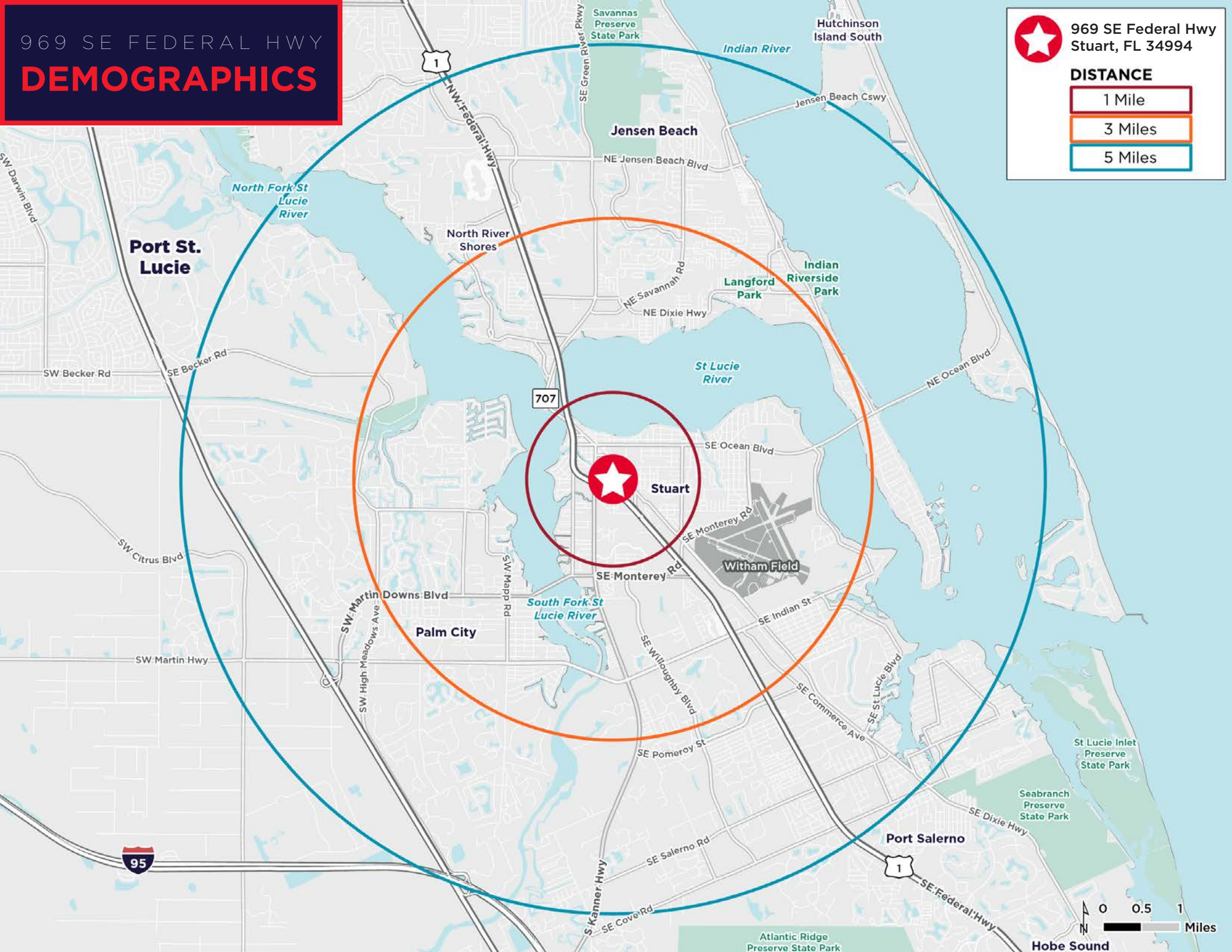
# 969 SE FEDERAL HWY DEMOGRAPHICS



969 SE Federal Hwy  
Stuart, FL 34994

### DISTANCE

- 1 Mile
- 3 Miles
- 5 Miles



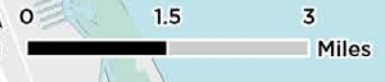
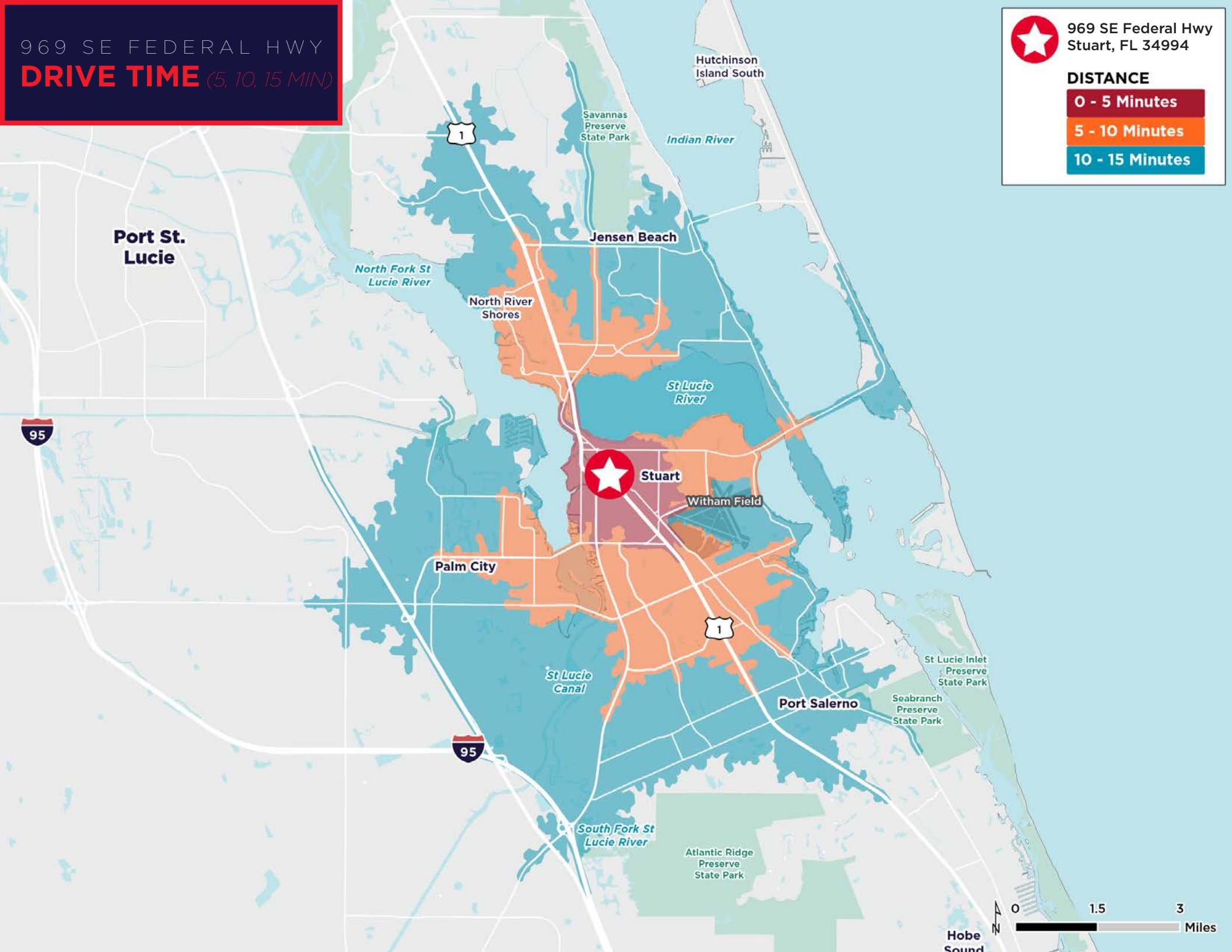
0 0.5 1 Miles

969 SE FEDERAL HWY  
**DRIVE TIME** (5, 10, 15 MIN)


 969 SE Federal Hwy  
Stuart, FL 34994

**DISTANCE**

-  0 - 5 Minutes
-  5 - 10 Minutes
-  10 - 15 Minutes



# 969 SE FEDERAL HWY RETAIL (7 MILES)

 969 SE Federal Hwy  
Stuart, FL 34994

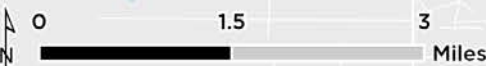
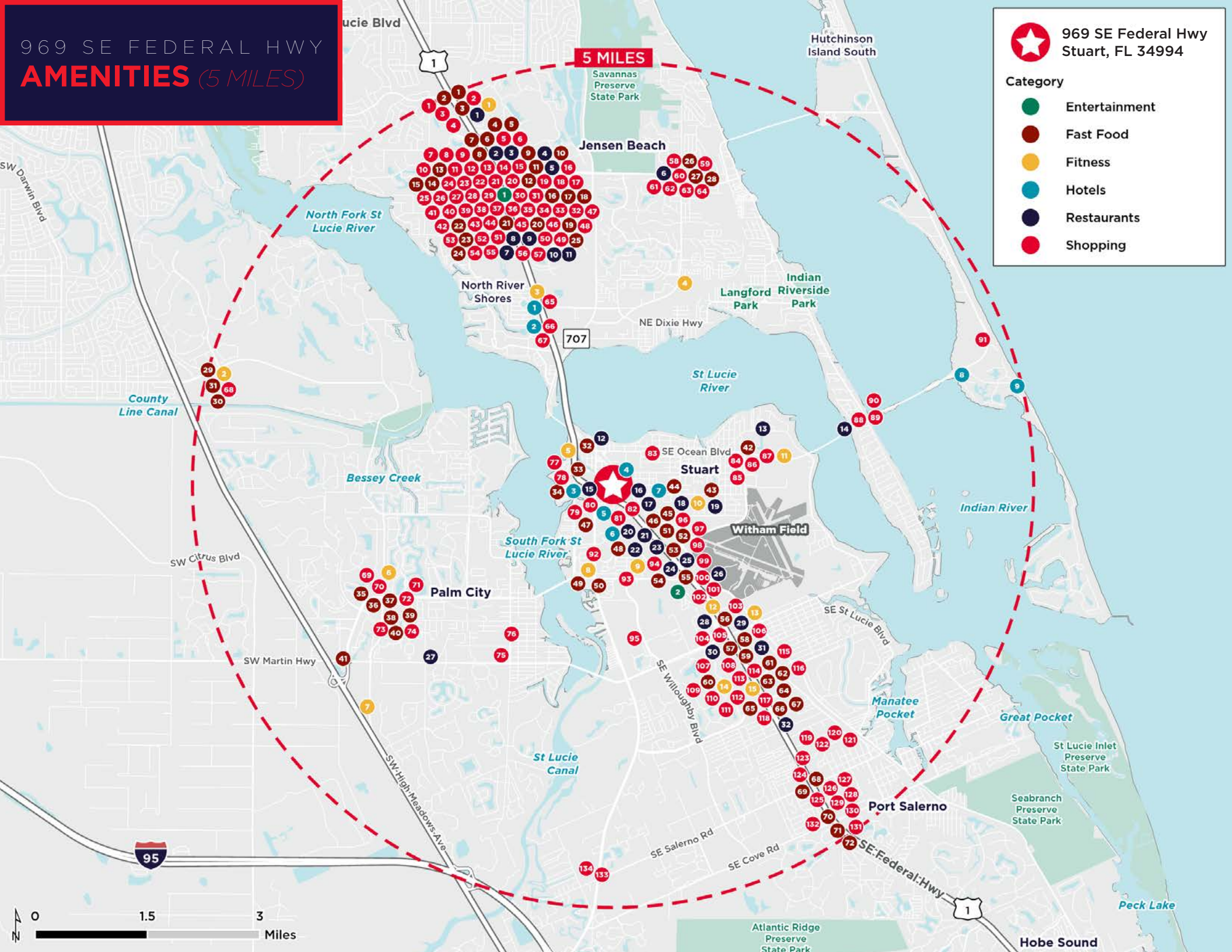


# 969 SE FEDERAL HWY AMENITIES (5 MILES)

 969 SE Federal Hwy  
Stuart, FL 34994

### Category

-  Entertainment
-  Fast Food
-  Fitness
-  Hotels
-  Restaurants
-  Shopping



# MAYFAIR PLAZA

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