

Property Summary

2827-2829 Flight Safety Drive

2827-2829 Flight Safety Drive, Vero Beach, FL 32960

PROPERTY WEBSITE



LOCATION DESCRIPTION

Located within the Airport West business district at Vero Beach Regional Airport, 2827-2829 Flight Safety Drive offers a strategic location for industrial, aviation-related, distribution, and service-oriented businesses. The property benefits from immediate access to U.S. Highway 1, State Road 60, and Indian River County's major commercial corridors, while being just minutes from downtown Vero Beach. The airport area is recognized as one of the region's primary employment and business centers, supporting aviation, manufacturing, logistics, and corporate operations.

PROPERTY HIGHLIGHTS

- ±6,240 SF, Including 1,560 SF of office/flex space and 4,680 SF warehouse space in four contiguous bays.
- Move-in ready industrial/office space featuring a clean, professionally maintained interior with durable epoxy-coated floors throughout.
- Flexible four-bay configuration suitable for warehouse, distribution, contractor, storage, light manufacturing, and aviation-related operations.
- Excellent loading capability with four grade-level roll-up doors, allowing efficient vehicle access and operational flow.
- Strategic Airport West location near Vero Beach Regional Airport with convenient access to U.S. Highway 1, SR 60, and major commercial corridors.

OFFERING SUMMARY

Lease Rate:	\$15 SF/yr (Gross)
Number of Units:	3
Available SF:	6,240 SF
Unit Size:	6,240 SF
Building Size:	10,920 SF

SPACES	LEASE RATE	SPACE SIZE
2827 - 2829 Flight Safety Drive	\$15.00 SF/yr	6,240 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	7	46	970
Total Population	38	208	2,659
Average HH Income	\$81,550	\$78,345	\$70,517

Kollin Kite Managing Broker
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Property Details & Highlights

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Building Name	2827-2829 Flight Safety Drive
Property Type	Office
Property Subtype	Office Warehouse
APN	32392600011014000001.3_0
Building Size	10,920 SF
Unit Size	6,240 SF
Building Class	A
Year Built	2007
Year Last Renovated	2007

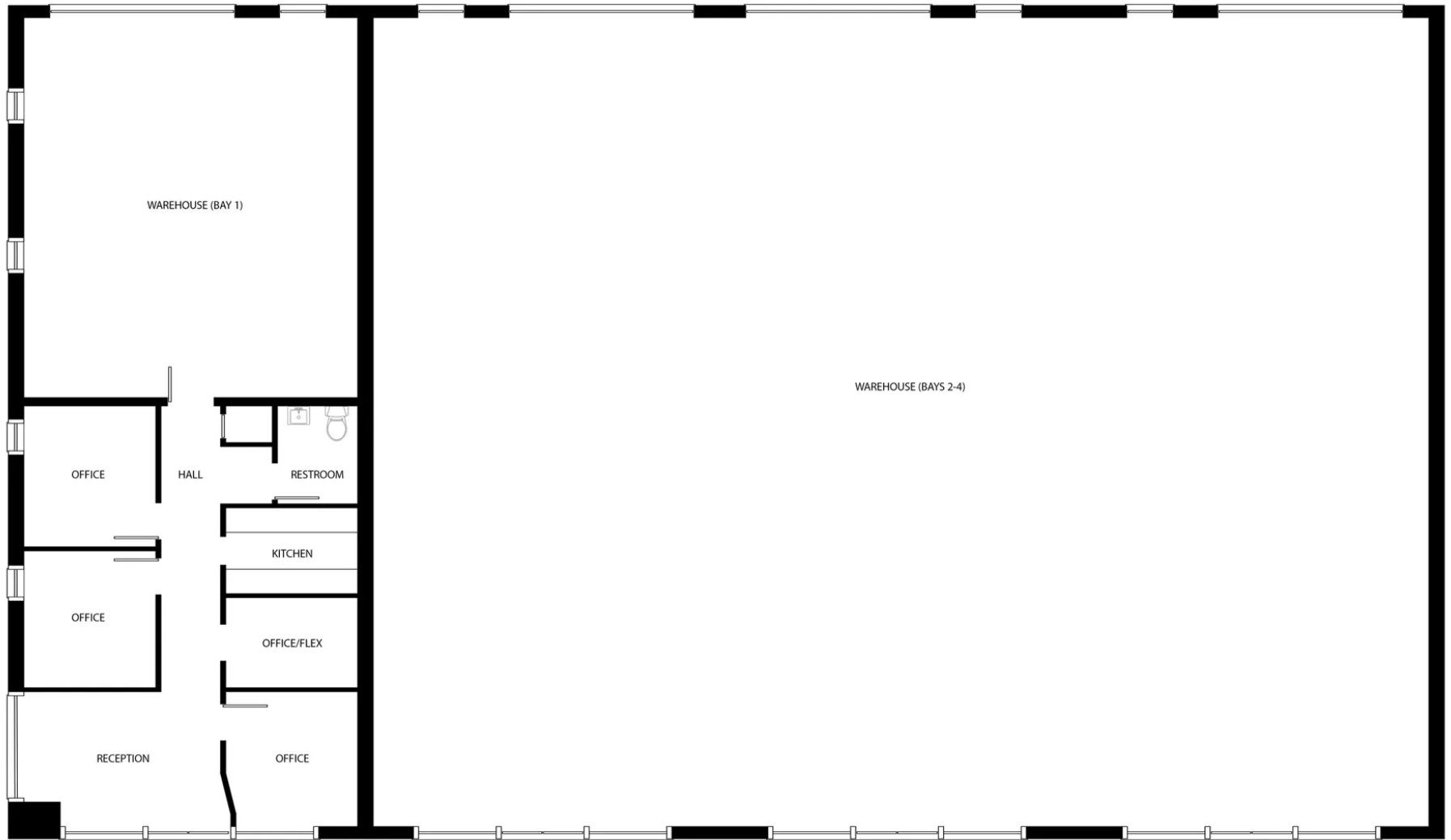
This versatile $\pm 6,240$ SF office/warehouse offers four contiguous bays with an open-span layout, including approximately 1,560 SF of office/flex space and 4,680 SF of warehouse space, approximately 15-foot clear ceiling heights, four 12' x 12' grade-level roll-up doors, and a professionally finished epoxy floor throughout. The space provides excellent functionality for warehouse, distribution, contractor, storage, light manufacturing, or aviation-related users seeking a clean, well-maintained facility. Recent capital improvements include updated HVAC systems installed in 2022 and a recently inspected and repaired roof, providing tenants with a move-in-ready space in one of Vero Beach's most established industrial business parks. The flexible layout, ample loading capability, and convenient airport-area location make this an attractive opportunity for a wide range of commercial users.



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Additional Photos

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