



RETAIL FOR LEASE

899 SF and 1,044 SF

1011 W. HALLANDALE BEACH BLVD.
HALLANDALE BEACH, FL 33009

PROPERTY HIGHLIGHTS

Hallandale Beach Shops -1,044SF Turnkey Retail Space Available

Ideally located on Hallandale Beach Boulevard, just one mile from I-95, **Hallandale Beach Shop** offers **1,044 SF** and **899 SF** of modern retail space with excellent access for both eastbound and westbound traffic. **Unit 102** is fully built out for a MedSpa, featuring four private treatment rooms—each equipped with sinks and hot water—plus a kitchenette. **Take advantage of this rare opportunity to lease a move-in-ready MedSpa.** **Unit 109** is built out as a typical retail store, open in the front with a wall separating the back for storage and a restroom.

- Average Daily Traffic Count: 57,258
- 0.02 Miles from I-95
- Signal Access to Property
- FPL EV Supercharging Stations
- Base Rent: \$40.00 PSF
- CAM: \$15.00 PSF
- #: 108 - 1,044 SF - \$4,785/month
- #: 109 - 899 SF - \$4,120/month

CONTACT US



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MATTIS ADVISORS, INC.
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Any information herewith is obtained from sources we consider reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, and withdrawal from market modification of mortgage commitment, terms and conditions or change in price without prior notice. The information supplied herein is for informational purposes only and shall not constitute a warranty of assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.



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CONCEPTUAL SITE PLAN



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