

Flagler SQUARE

— LAKE CLARK SHORES, FL —

A professionally managed office and retail community in a premier Lake Clark Shores location.

Flagler Square offers flexible workspace solutions in a beautifully landscaped setting with excellent visibility and convenient access to I-95 and surrounding amenities.



📍 1850, 1860, AND 1870 FOREST HILL BLVD., LAKE CLARK SHORES, FL 33406



SITE PLAN



- PRIME LOCATION ON FOREST HILL BLVD.
- EXCELLENT ACCESS DRIVE-THRU ENTRANCE & FULL CIRCULATION
- AMPLE PARKING 185+ SPACES
- OUTDOOR PATIO F&B SEATING AREA
- SECURE & WELL-MAINTAINED
- STRONG LOCATION ENDLESS POTENTIAL

SITE PLAN FOR MARKETING PURPOSES ONLY. NOT FOR CONSTRUCTION.

IDEAL TENANT MIX

- | | | |
|----------------------------------|--|-----------------|
| Interior Design & Showrooms | Fitness & Wellness (Yoga, Pilates, Training) | Food & Beverage |
| Art Galleries & Creative Studios | Professional Services (Legal, Financial, Tech) | |
| Retail & Lifestyle Services | Medical & Wellness | |

Let's Create Something Great Together.

LEASING CONTACT

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PROPERTY SUMMARY

- Total Project Size: ~58,000 SF | Three Standalone Buildings
- Address: 1850, 1860 & 1870 Forest Hill Blvd., Lake Clark Shores, FL
- Suite Sizes: 400 SF – 2,500 SF Available
- Lease Rates: Space Dependent
- Annual Escalations: 3%
- Term: Flexible

KEY PROJECT FEATURES

- ✓ Significant upgrades underway (lobby, bathrooms, landscaping, etc.)
- ✓ Prominent location with excellent visibility (~80,000 cars /day) and signage
- ✓ Easy access to I-95 (1/2 mile) and major surrounding amenities
- ✓ Proximate to various Food and Beverage options
- ✓ 1st and 2nd floor space options available
- ✓ Ideal for a range of professional / service users (Medical, Legal, Financial, Tech, Retail, Real Estate, etc.)
- ✓ Lush landscaping and well-maintained grounds



Golf, Tennis & Beaches

- 1 The Park
- 2 Palm Beach Par 3
- 3 South Olive Tennis
- 4 Phynox Ocean Park
- 5 Trump International
- 10 Palm Beach Municipal Beach

Private Clubs

- 7 Bath & Tennis Club
- 8 Mare-Lago Club
- 13 The Everglades Club
- 17 Camelia House
- 29 Palm Beach Yacht Club

Hotels & Resorts

- 9 Bibe Social Club
- 11 The Colony
- 25 The Breakers
- 27 The Ben
- 28 The White Elephant

Museums & Culture

- 15 Ann Norton Sculpture Gardens
- 16 Norton Museum of Art
- 18 Philip Hultin Sculpture Garden
- 19 Society of the Four Arts
- 20 Kranis Center
- 21 Flagler Museum
- 26 Glacier Hall

MINUTES FROM EVERYWHERE THAT MATTERS

15 min
PALM BEACH GARDENS

20 min
WELLINGTON

20 min
DELRAY

40 min
FORT LAUDERDALE

65 min
MIAMI

UNDER 1 MILE FROM I-95

5-MINUTE DRIVE DEMOGRAPHICS*
POPULATION 80,348
AVG. HOUSEHOLD INCOME \$93,633

FOREST HILL BLVD.
AADT 80,000+

MINUTES TO DOWNTOWN WEST PALM BEACH & PALM BEACH ISLAND

*Source: US Bureau of Labor Statistics (2024) & ESRI Business Analyst 2024