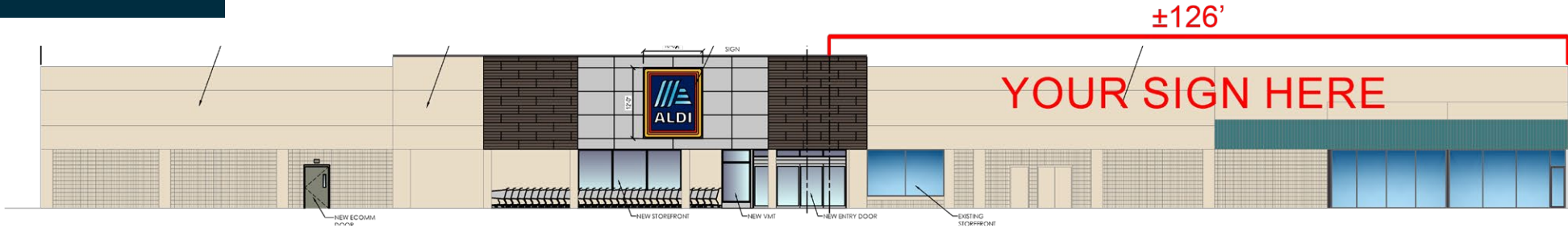




MARKETLINK
— COMMERCIAL —



**AVAILABLE FOR
SUBLEASE**

4967 S US Hwy 1
Fort Pierce, FL 34982

PROPERTY HIGHLIGHTS

- Available: 21,510 SF
- ±126 of frontage | ±20' clear height
- Access to signalized intersection (52,300 AADT)
- Delivery / Q4 2026



2025 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	4,513	35,293	104,450
Median HH Income	\$73,327	\$60,019	\$63,521
Median Age	48.8	46.0	43.6

AREA TENANTS



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ewright@marketlinkcre.com

BRENT ANDREWS
772.708.1599
brent@marketlinkcre.com

MARKET AERIAL



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ZOOM AERIAL

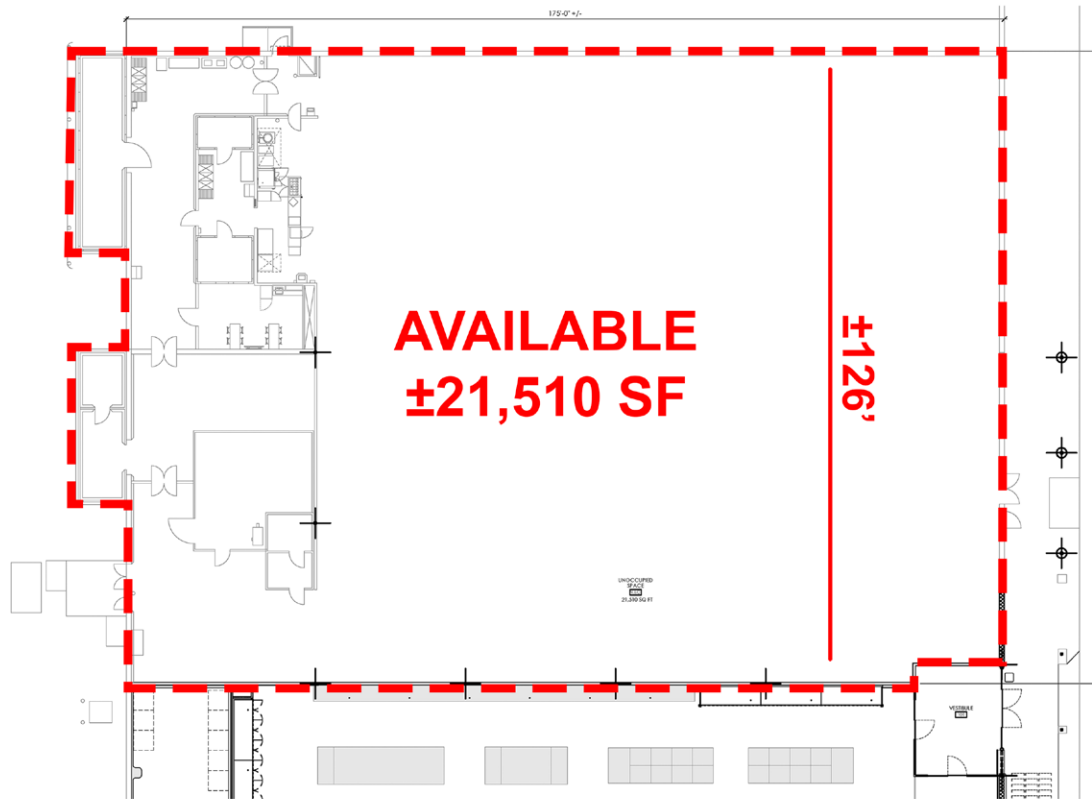


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FLOOR PLAN








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DRIVETIME MAP

2025 DEMOGRAPHICS

	5 MINUTE DRIVE TIME	10 MINUTE DRIVE TIME	15 MINUTE DRIVE TIME
 POPULATION	6,198	42,839	121,045
 HOUSEHOLDS	2,425	17,829	47,555
 DAYTIME POPULATION	7,876	43,279	118,615
 AVERAGE HH INCOME	\$85,077	\$78,505	\$80,120
 MEDIAN AGE	47.9	45.1	43.0

