

FOR LEASE



OFFERING MEMORANDUM

3613 BROADWAY

West Palm Beach, FL 33407

LEASE TYPE
Concession

MONTHLY RENT
\$800 or 10%

LEASE TERM
6-12 Months

SITE SIZE
1,500 SF

Tatiana Escobar, President | tatiana@apexcapitalrealty.com | (863) 354-3099

WHO IS ALREADY HERE

GUEST ROOMS

24

AVG OCCUPANCY

80%

STAFF ON SITE

2

THE SITE

- ▲ Green area: 1,500 sq ft, shared with the hotel
- ▲ Surface: Grass & pad
- ▲ Power: To be provided
- ▲ Truck spot: Designated and level
- ▲ Access: Drive
- ▲ Guest parking: 19 spaces



WHO YOU WOULD SERVE

- ▲ Guests wanting coffee before checkout
- ▲ Hotel and grounds staff on shift breaks
- ▲ Walk-up traffic

WHAT IT COSTS

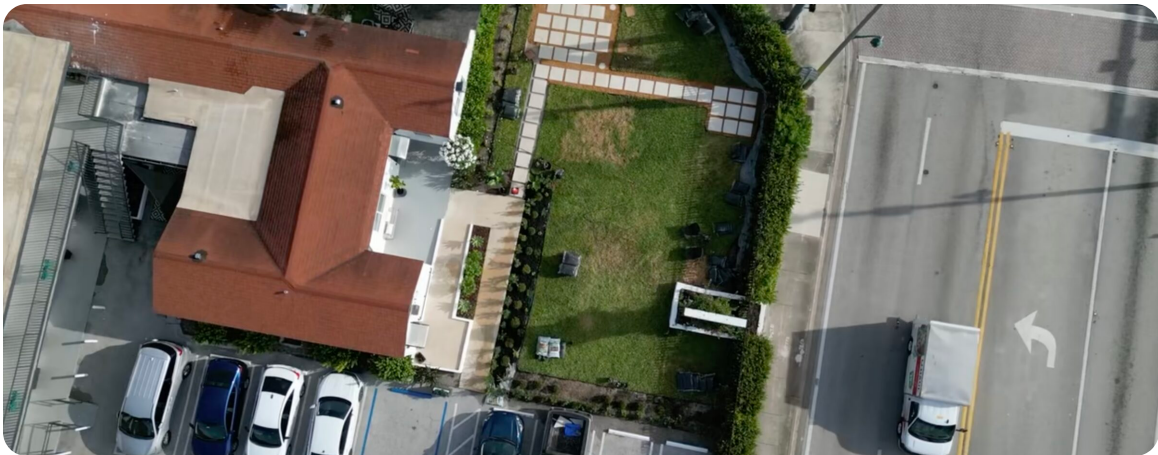
\$800/month or 10% of gross sales, whichever is higher.
First 60 days: percentage only.



TERMS



AGREEMENT	Concession license to use the space. Not a land lease.
TERM	6 to 12 months, renewable. 30 days notice either side.
HOURS	6:30am – 8pm
SHARED LAWN	The hotel keeps priority use. On event days the truck relocates or pauses, with notice.
YOU BRING	State mobile food license, commissary letter, and \$1M liability insurance naming the hotel as additional insured.





TATIANA ESCOBAR

PRESIDENT

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**LET'S SIMPLIFY
YOUR LEASE!**

REAL ESTATE + COMMERCIAL INSURANCE IN ONE SEAMLESS PROCESS

GET A QUOTE FROM APX INSURE TODAY!

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