

# Palmera Place

651 SW Port St Lucie Blvd, Port St. Lucie, FL 34953



**EXCHANGE PLACE**  
REAL ESTATE & DEVELOPMENT

# PROPERTY OVERVIEW

Palmera Place is a neighborhood-centric retail and restaurant plaza positioned along SW Port St. Lucie Boulevard in one of Port St. Lucie's bustling suburban corridors. Encompassing approximately 7,400 square feet across two buildings, the center is designed to serve the everyday dining, shopping and service needs of the surrounding residential and commuting customers. The conceptual site plan features 37 parking spaces, inviting outdoor patio areas and a functional, customer-friendly layout well suited for restaurant, retail and service-oriented commercial uses.

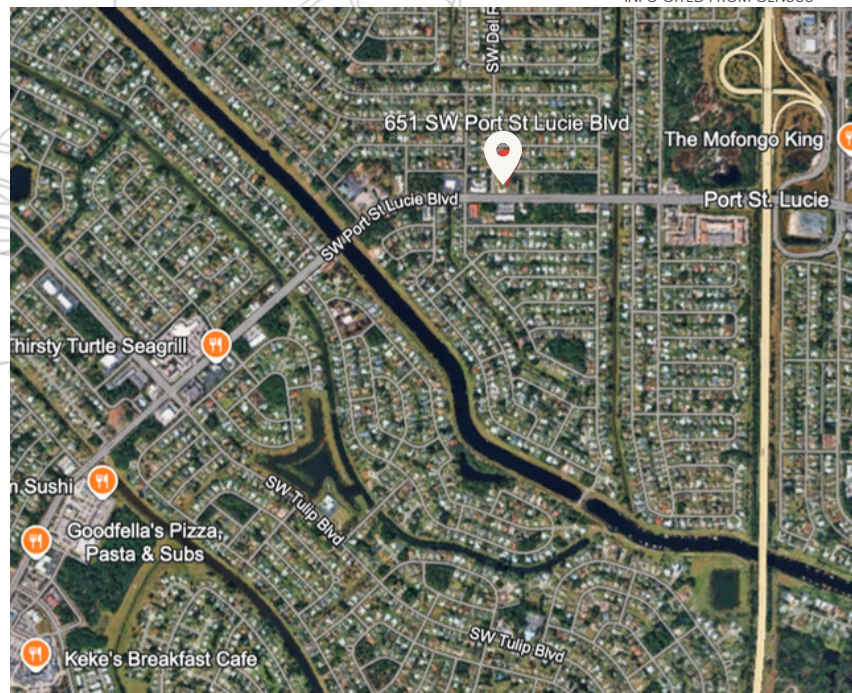




# POSITIONED FOR WHAT'S NEXT

Port St. Lucie is experiencing continued growth and attracting major national investment, creating new opportunities throughout the market. With companies such as **Costco, Amazon, FedEx and Cleveland Clinic** expanding their presence, the area continues to strengthen as a destination for retail, restaurants, services and employment. Palmera Place is strategically positioned along SW Port St. Lucie Blvd., offering strong visibility and convenient access within this growing commercial corridor. The property features dedicated parking, future cross-access connectivity and designated service areas, providing a practical and accessible setting for retail and restaurant users.

\*INFO CITED FROM CENSUS



**44K +/-**

**VEHICLES PER DAY**

SW PORT ST. LUCIE BLVD.



**268,062**

**EST. POPULATION**

PORT ST. LUCIE | 2025



**+30.9%**

**POPULATION GROWTH**

SINCE 2020

# DEMOGRAPHICS

651 SW Port St Lucie Blvd, Port Saint Lucie, Florida, 34953

Ring: 5 mile radius

## KEY FACTS

216,271

Population



80,937

Households

45.2

Median Age

\$74,566

Median Disposable Income

## EDUCATION

7.6%

No High School Diploma



30.1%

High School Graduate



33.0%

Some College/  
Associate's Degree



29.2%

Bachelor's/Grad/  
Prof Degree

## INCOME



\$88,416

Median Household Income



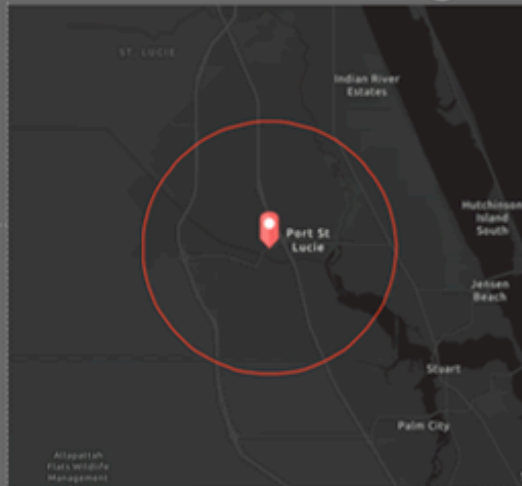
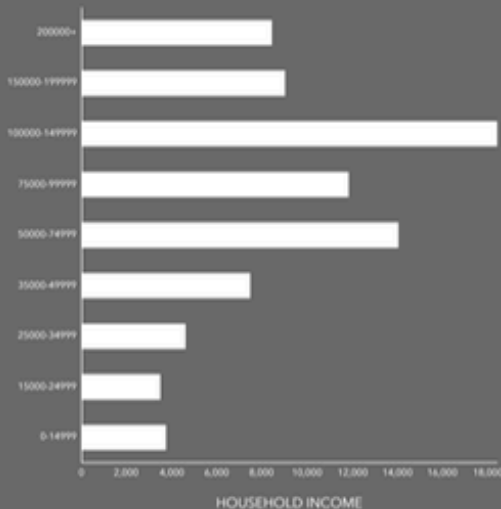
\$43,443

Per Capita Income



\$380,239

Median Net Worth



## EMPLOYMENT



White Collar



Blue Collar



Services

63.2%

21.6%

20.6%

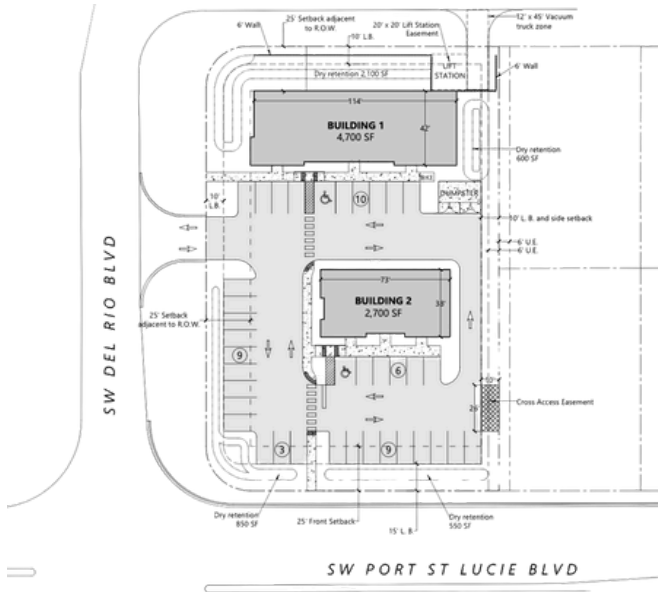
5.0%

Unemployment Rate

Source: This infographic contains data provided by Esri (2026, 2031). © 2026 Esri



# AVAILABILITY



|                                     |                               |
|-------------------------------------|-------------------------------|
| PROPERTY NAME                       | <b>Palmera Place</b>          |
| PROPERTY ADDRESS                    | 651 SW Port St Lucie Blvd     |
| YEAR BUILT                          | New Construction Opening 2027 |
| # BUILDINGS                         | 2                             |
| BUILDINGS SF                        | 4,700 SF + 2,700 SF           |
| PROPERTY TYPE                       | Retail/Restaurant             |
| PARKING COUNT                       | 37                            |
| ZONING                              | LMD                           |
| MARKET                              | Port St. Lucie / Fort Pierce  |
| SUBMARKET                           | St. Lucie Inland              |
| TRAFFIC COUNT* (PORT ST LUCIE BLVD) | 44K +/-                       |

\*TRAFFIC COUNT CITED ST LUCIE TPO

| BLDG | SQ FT | BLDG TYPE         | AVAILABILITY   |
|------|-------|-------------------|----------------|
| 1    | 4,700 | Retail/Restaurant | IN DEVELOPMENT |
| 2    | 2,700 | Retail/Restaurant | IN DEVELOPMENT |

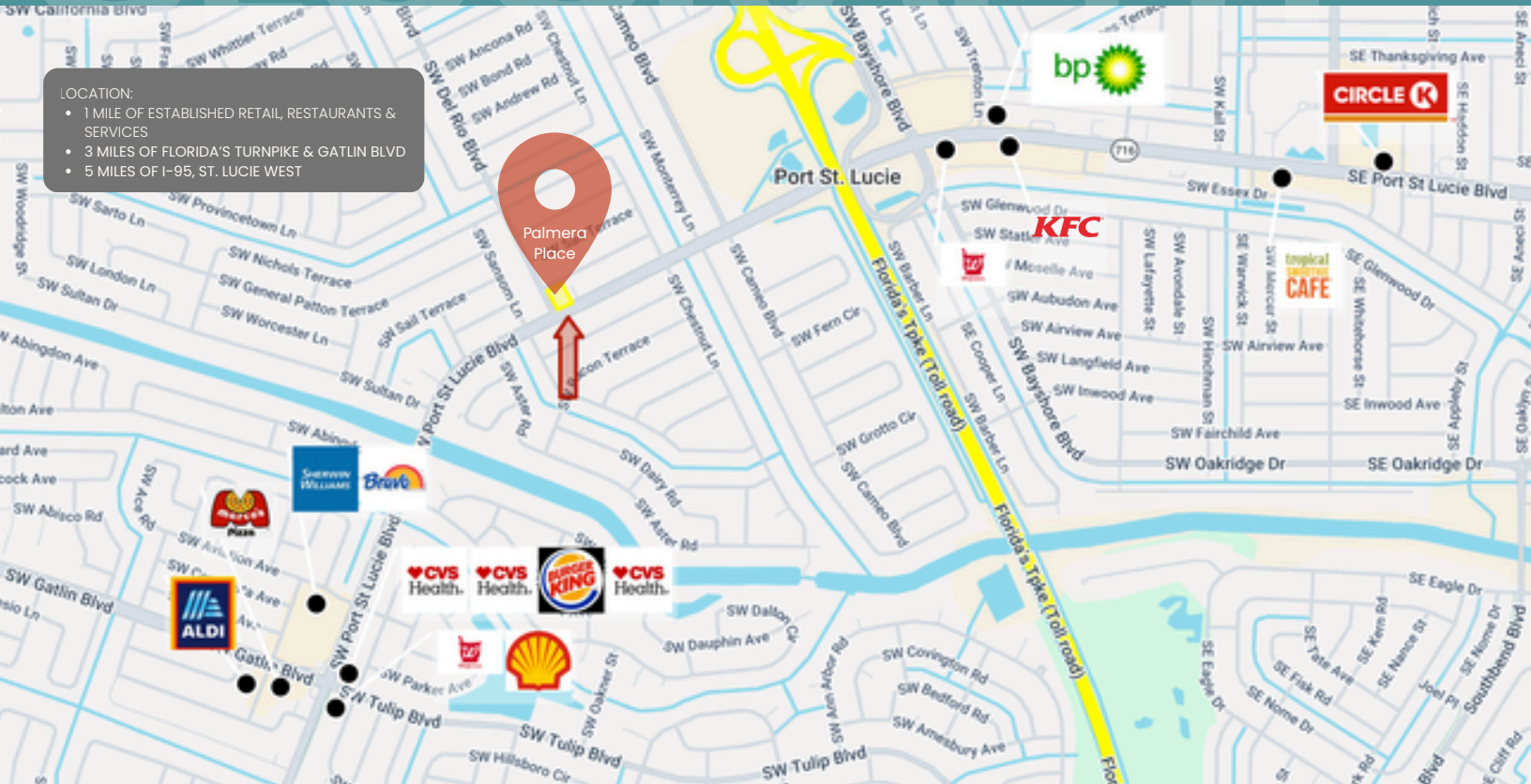
Palmera Place

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# GEOGRAPHY



- LOCATION:
- 1 MILE OF ESTABLISHED RETAIL, RESTAURANTS & SERVICES
  - 3 MILES OF FLORIDA'S TURNPIKE & GATLIN BLVD
  - 5 MILES OF I-95, ST. LUCIE WEST



Offer subject to withdrawal from the market, due to prior sale of cancellation without notice. All information contained here in is believed to be accurate but is not warranted.



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SHARON WILLIAMS | BROKER | MANAGING PARTNER | CVO

c. 689.407.5818 | o. 407.347.4247

Sharon@exchangeplace.net

www.exchangeplace.net

NICHOLAS ALIX | BROKER ASSOCIATE

c. 407.574.9455

NicholasAlix@exchangeplace.net

www.exchangeplace.net

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