



RETAIL SPACE FOR LEASE

20,662 SF Retail Space Available at Merritt Island Square

715 - 785 N Courtenay Parkway
Merritt Island, FL 32953

● FOR LEASE

BUILDING SIZE	64,132 SF
PARKING	350+ Spaces
TOTAL AVAILABLE SPACE	20,662 SF
LEASE TYPE	NNN
PROPERTY TYPE	Neighborhood Retail Center
AVAILABILITY	Available Now
LAND AREA	6.4 Acres
TRAFFIC COUNT	33,000+ Vehicles/Day



20,662 SF Retail Space Available at Merritt Island Square

Merritt Island, FL 32953

COMMERCIAL REAL
ESTATE

Merritt Island, FL
32953



SCAN

20,662 SF

TOTAL AVAILABLE SPACE

NNN

LEASE TYPE

Available Now

AVAILABILITY

The Opportunity

Merritt Island Square is a 64,132 SF neighborhood retail center on 6.4 acres along N. Courtenay Parkway. The property offers exceptional visibility, access, and frontage with 33,000+ vehicles daily, 350+ parking spaces, and proximity to Cocoa Beach, Port Canaveral, Rockledge, Viera East, and Merritt Square Mall.

Property Specifications

PROPERTY TYPE	Neighborhood Retail Center
LAND AREA	6.4 Acres
BUILDING SIZE	64,132 SF
PARKING	350+ Spaces
TRAFFIC COUNT	33,000+ Vehicles/Day
FRONTAGE	529' on N Courtenay Pkwy
ZONING	BU-1

SCHEDULE A PROPERTY TOUR

Available Spaces

SUITE	SIZE	SPACE USE	RENTAL RATE	AVAILABILITY
721	1,850 SF	Retail	Call for Price	Available Now
745	10,312 SF	Retail	Call for Price	Available Now
765	4,000 SF	Retail	Call for Price	Available Now
771	4,500 SF	Retail	Call for Price	Available Now

Property Highlights

- Renovation & Revitalization Planned
- Excellent Visibility & Retail Corridor Exposure
- Located Between SR 520 & SR 528
- Monument Signage Available
- Immediate Occupancy Available
- Suitable for Retail, Restaurant, Office & Fitness Uses

Location



715 - 785 N COURTENAY PARKWAY | MERRITT ISLAND, FL 32953



715 - 785 N Courtenay Parkway, Merritt Island, FL 32953

Site Plan



Suite #	Tenant Name	Square Feet
715 A	Oh My Taco	1,000 SF
717 B	Oh My Taco	1,600 SF
719	Nail Salon	750 SF
721	Vacant (can be demoed)	1,850 SF
727	Pozzy Bros	1,120 SF
729	Route 66 Nutrition	1,120 SF
735	Cocoa Buffet	1,120 SF
739	Smoke Shop	1,600 SF
745	Vacant	10,312 SF
755	Dollar Tree	15,040 SF
765	Vacant	4,000 SF
771	Vacant	4,500 SF
773	Gecko Restaurant	2,730 SF
775	Cosmo Hair	2,200 SF
777	Sports Bar	7,020 SF
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Exhibit





LEASING INFORMATION

Connect With Our Commercial Team.

For leasing details, tours and pricing on 715 - 785 N Courtenay Parkway, reach out directly. Strategic commercial real estate guidance across Florida's Space Coast.



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715 - 785 N COURTENAY PARKWAY · MERRITT ISLAND, FL 32953

TOTAL AVAILABLE SPACE	20,662 SF	LEASE TYPE	NNN
PROPERTY TYPE	Neighborhood Retail Center	AVAILABILITY	Available Now
LAND AREA	6.4 Acres		

JM Real Estate, Inc.

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321.242.2882 · JMRealEstate.com



SCAN FOR PROPERTY DETAILS

LEASING · SALES · MANAGEMENT · INVESTMENTS

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