



PEBB ENTERPRISES

BOCA CORPORATE CENTER

7900 GLADES ROAD | BOCA RATON, FL 33434
JUST OFF OF THE FLORIDA TURNPIKE

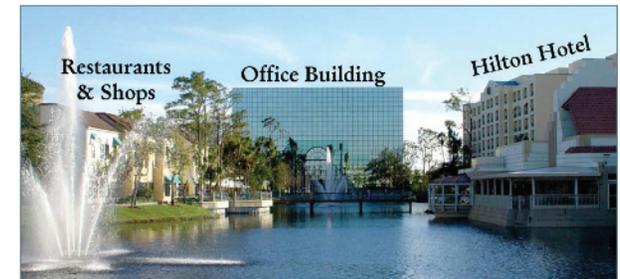


HIGHLIGHTS

- Ownership group and in-house construction is located within the building
- FREE Rent and other incentives available
- Ability to “Turn-Key” spaces for Tenants
- Recently upgraded lobby & common areas
- Just feet away from the Florida Turnpike and centrally located to restaurants and retail
- Free parking

AREA DEMOGRAPHICS

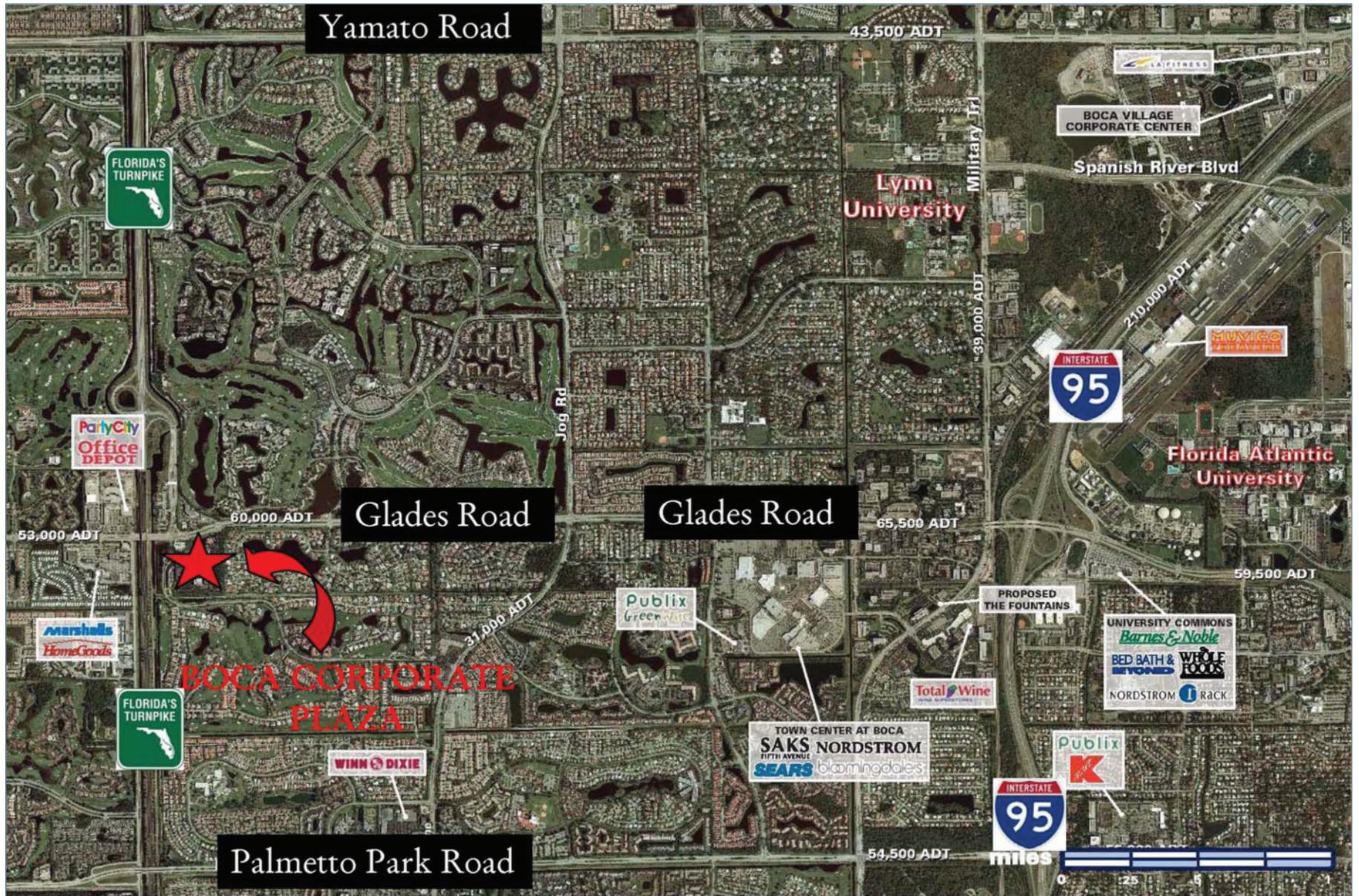
- **Population 3mi/5mi:** 105,145/253,515
- **Households 3mi/5mi:** 48,263/106,948
- **Average Household Income 3mi/5mi:** \$94,962/\$100,471



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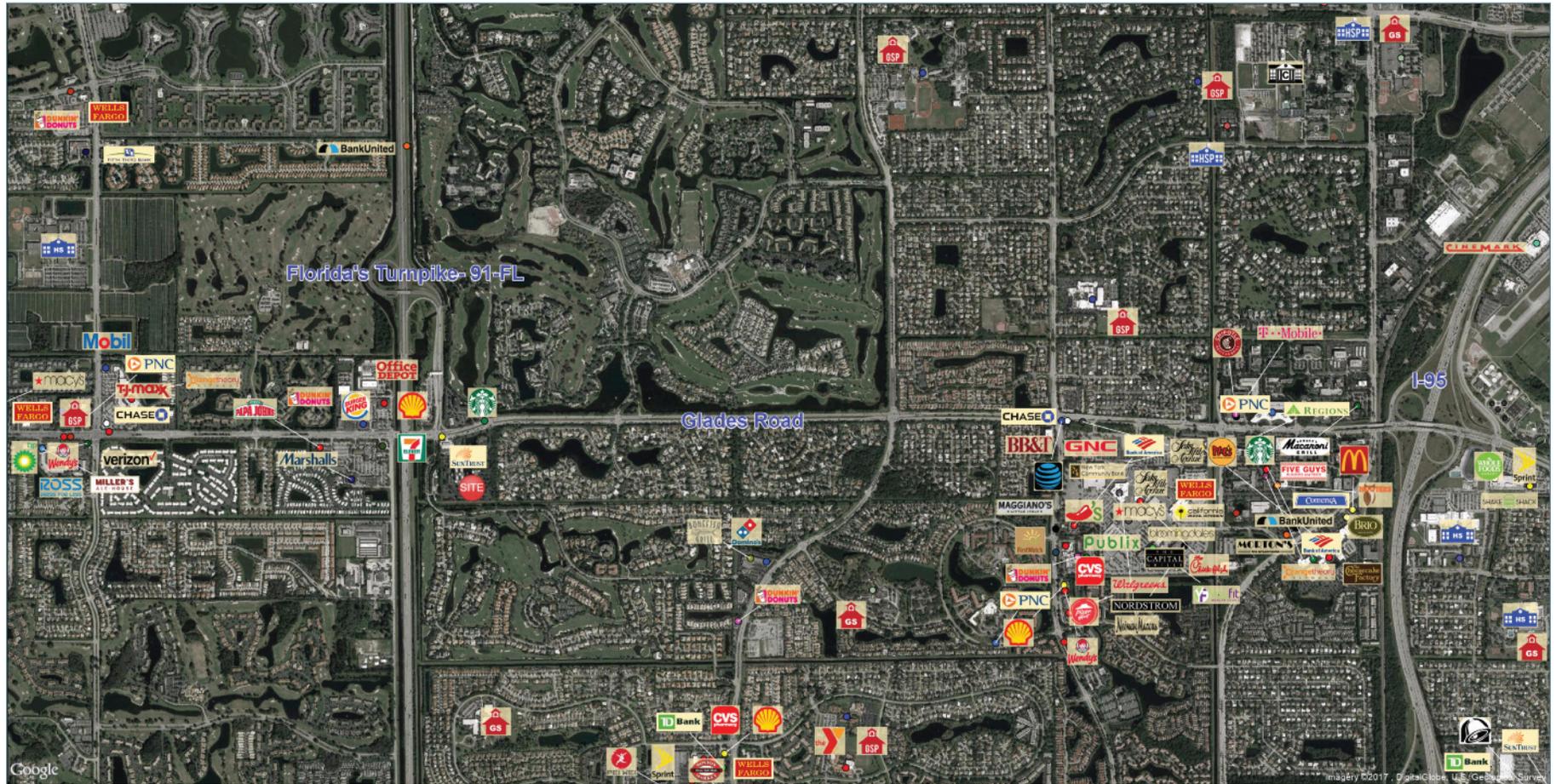
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SUMMARY PROFILE

2000 - 2010 Census

2016 Estimates with 2021 Projections

Lat/Lon: 26.3655/-80.1674

Calculated using Weighted Block Centroid from Block Groups

7900 Glades Rd Boca Raton, FL 33434		10 mi radius	1 mi radius	3 mi radius	5 mi radius
POPULATION	2016 Estimated Population	783,594	8,460	105,145	253,515
	2021 Projected Population	847,487	9,204	114,856	275,067
	2010 Census Population	710,591	8,054	99,396	233,721
	2000 Census Population	673,706	7,899	97,849	225,643
	Projected Annual Growth 2016 to 2021	1.6%	1.8%	1.8%	1.7%
	Historical Annual Growth 2000 to 2016	1.0%	0.4%	0.5%	0.8%
	2016 Median Age	45.2	55.7	49.6	45.9
HOUSEHOLDS	2016 Estimated Households	329,807	3,937	48,263	106,948
	2021 Projected Households	344,061	4,125	50,739	111,868
	2010 Census Households	304,126	3,751	45,413	99,251
	2000 Census Households	291,456	3,694	44,738	97,570
	Projected Annual Growth 2016 to 2021	0.9%	1.0%	1.0%	0.9%
	Historical Annual Growth 2000 to 2016	0.8%	0.4%	0.5%	0.6%
RACE AND ETHNICITY	2016 Estimated White	72.5%	90.7%	86.6%	82.3%
	2016 Estimated Black or African American	18.3%	3.8%	6.0%	9.2%
	2016 Estimated Asian or Pacific Islander	3.5%	3.1%	3.2%	3.8%
	2016 Estimated American Indian or Native Alaskan	0.2%	0.1%	0.1%	0.1%
	2016 Estimated Other Races	5.5%	2.4%	4.0%	4.6%
	2016 Estimated Hispanic	18.3%	12.4%	16.1%	17.3%
INCOME	2016 Estimated Average Household Income	\$87,894	\$107,100	\$94,962	\$100,471
	2016 Estimated Median Household Income	\$65,295	\$81,373	\$68,456	\$73,297
	2016 Estimated Per Capita Income	\$37,098	\$49,959	\$43,650	\$42,436
EDUCATION (AGE 25+)	2016 Estimated Elementary (Grade Level 0 to 8)	4.0%	1.8%	2.1%	2.4%
	2016 Estimated Some High School (Grade Level 9 to 11)	5.3%	2.8%	3.5%	3.8%
	2016 Estimated High School Graduate	26.6%	18.5%	22.1%	23.2%
	2016 Estimated Some College	20.1%	20.8%	20.6%	19.8%
	2016 Estimated Associates Degree Only	8.8%	8.2%	8.1%	8.9%
	2016 Estimated Bachelors Degree Only	22.5%	29.9%	26.7%	26.0%
	2016 Estimated Graduate Degree	12.7%	17.9%	16.9%	15.7%
BUSINESS	2016 Estimated Total Businesses	44,590	823	5,805	15,089
	2016 Estimated Total Employees	407,073	5,901	53,744	158,991
	2016 Estimated Employee Population per Business	9.1	7.2	9.3	10.5
	2016 Estimated Residential Population per Business	17.6	10.3	18.1	16.8