

PLAZA DELRAY

West Atlantic Avenue & Lyons Road | Delray Beach, FL



PEBB ENTERPRISES
SINCE 1973

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PROPERTY HIGHLIGHTS

- This high profile intersection provides a unique opportunity in a dynamic and affluent trade area experiencing tremendous growth.
- At the Atlantic Avenue intersection, the site is situated diagonally across from the delray marketplace - a lifestyle center with 270,000 sf of GLA and draws from a larger trade area.
- Major residential growth surrounding the property in all directions with over 9,000 new homes being built within a 4 mile radius of the site with prices ranging from \$500,000 to \$4 million.



AREA DEMOGRAPHICS



Population

1-Mile 2,762

3-Mile 47,387

5-Mile 150,188



Daytime Population

1-Mile 3,877

3-Mile 45,891

5-Mile 136,487



Average HH Income

1-Mile \$183,432

3-Mile \$143,696

5-Mile \$134,460



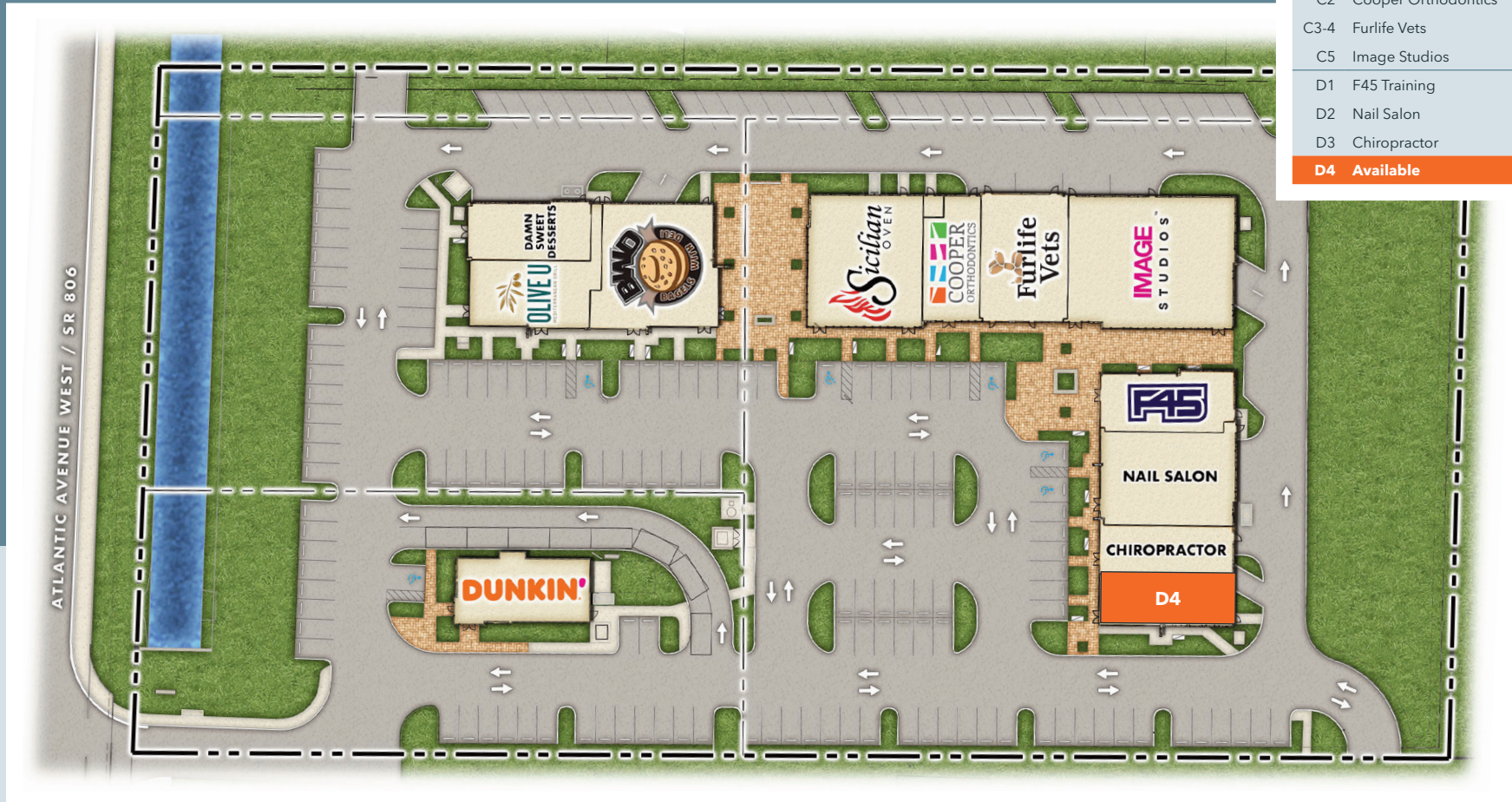
Households

1-Mile 1,177

3-Mile 23,999

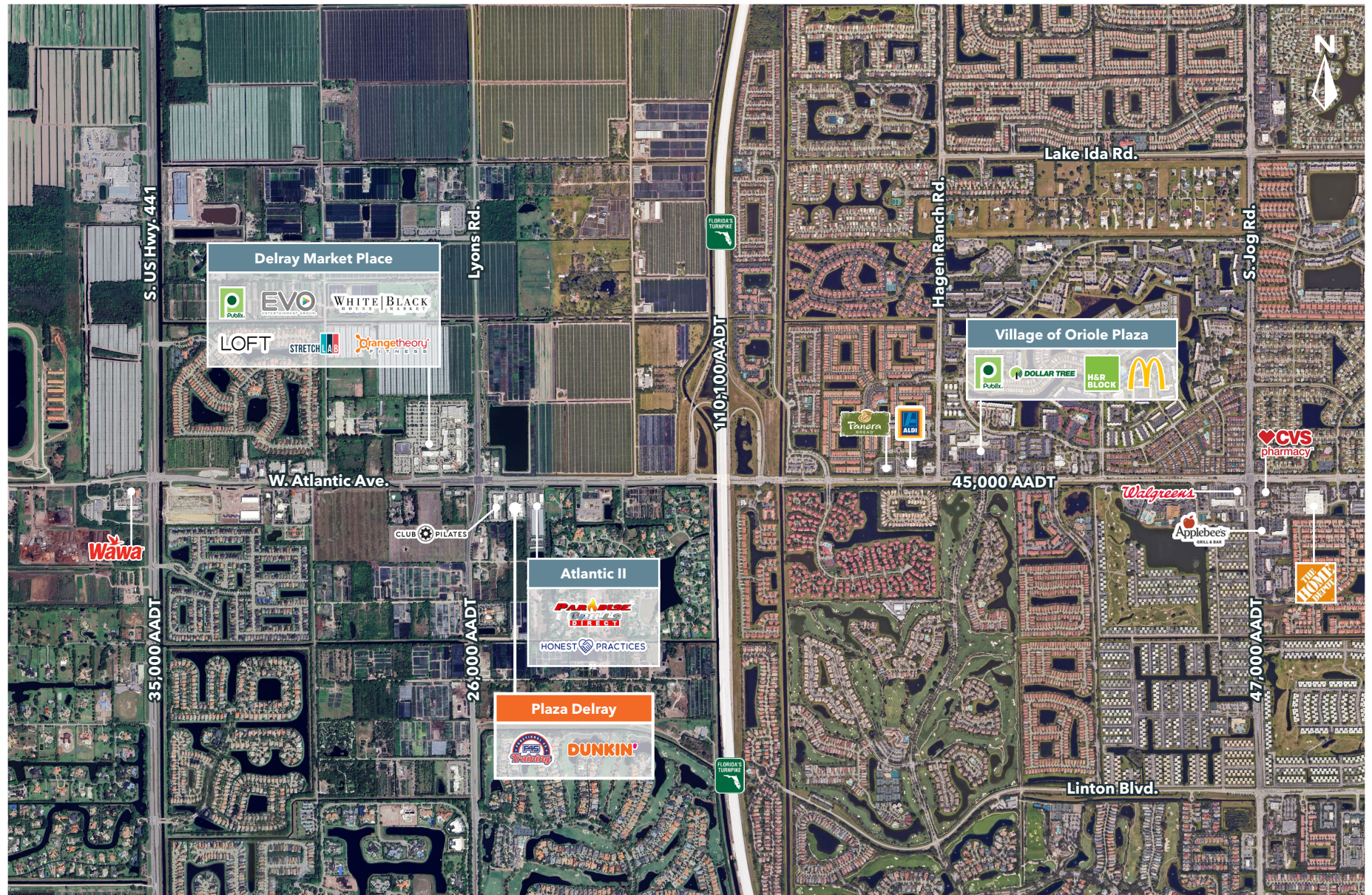
5-Mile 73,178

SITE PLAN



Unit	Tenant	Size
A1	Dunkin'	2,000 SF
B1	Olive U	2,252 SF
B2	Damn Sweet Desserts	1,425 SF
B3-4	Bagels With Deli	3,358 SF
C1	Sicilian Oven	3,610 SF
C2	Cooper Orthodontics	1,592 SF
C3-4	FurLife Vets	2,543 SF
C5	Image Studios	5,321 SF
D1	F45 Training	2,274 SF
D2	Nail Salon	3,042 SF
D3	Chiropractor	1,200 SF
D4	Available	1,588 SF

MARKET AERIAL



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