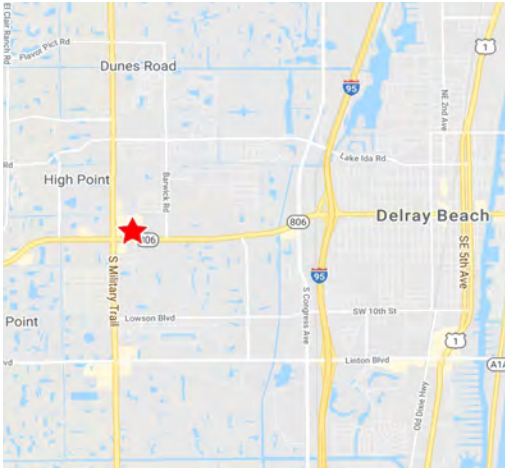


Delray Square

4771 West Atlantic Ave, Delray Beach, FL 33445

LOCATION ZONE: DELRAY BEACH



Publix-anchored shopping center in the heart of Delray Beach

Property sits at the intersection of W Atlantic Ave (46,500 VPD) and S Military Trail (34,500 VPD) with high volume traffic

Improvements in 2019 - renovated, reconfigured and redeveloped

Great tenant mix

Strong demographics

TENANTS

- Publix
- Hobby Lobby
- Humana
- Chipotle
- AT&T
- Tropical Smoothie

LEASING CONTACT

Alex Main

904-807-4262

amain@sleiman.com

SLEIMAN

1 Sleiman Parkway
Jacksonville, FL 32216

904-731-8806

SLEIMAN.COM



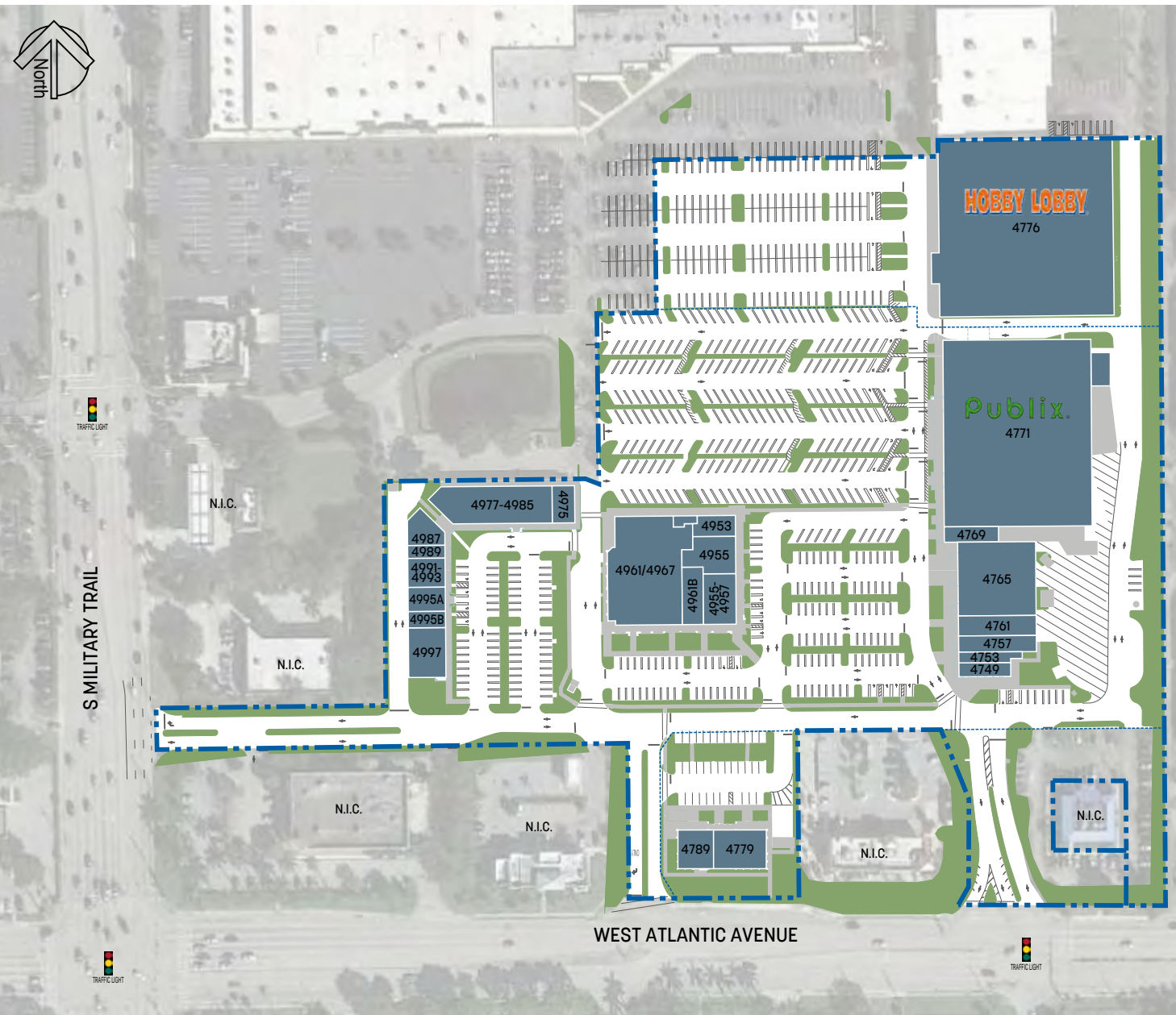
DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	12,367	102,025	223,783
2027 Population Projected	13,025 1.1%	107,828 1.1%	238,721 1.3%
Income	\$81,978	\$81,917	\$105,137
Households	6,020	52,291	109,530
Median Age	50.7	53.4	52.3

Delray Square

4771 W. Atlantic Avenue, Delray Beach, FL 33445

SITE SUMMARY

TENANT	UNIT	SIZE
HOBBY LOBBY	4776	51,727 sf
PUBLIX	4771	45,600 sf
PUBLIX LIQUOR STORE	4769	1,400 sf
HUMANA	4765	9,600 sf
IVXPRESS	4761	2,600 sf
LE NAILS SPA	4757	2,000 sf
GREAT CLIPS	4753	1,000 sf
AT&T	4749	1,120 sf
CARVEL ICE CREAM	4953	1,300 sf
GREEN CAY LIFE PLAN VILLAGE	4955	3,104 sf
VIVO PIZZA + PASTA	4955-57	3,610 sf
ELEMENTS MASSAGE	4961B	1,750 sf
SOLA SALON STUDIOS	4961	6,131 sf
SOLA SALON EXPANSION	4967	6,161 sf
TROPICAL SMOOTHIE	4975	1,400 sf
RED CRAB	4977-85	7,000 sf
PURO'S CIGAR	4987	1,383 sf
ARCPPOINT LABS	4989	800 sf
DENTAL TEAM OF DELRAY	4991-93	1,798 sf
TEALICIOUS TEA HOUSE AND CATERING	4995A	1,500 sf
VICKERS FRAMING	4995B	1,008 sf
MOBILE VET	4997	3,088 sf
CHIPOTLE	4789	2,300 sf
MATTRESS FIRM	4779	3,400 sf



This site plan is presented solely for the purpose of identifying the approximate location and size of the building presently contemplated by the owner. Building sizes, site dimensions, access and parking areas, existing tenant locations and identities are subject to changes without notice and at the owners discretion. Unit numbers as indicated are not necessarily the actual suite number and are intended for use as reference only.