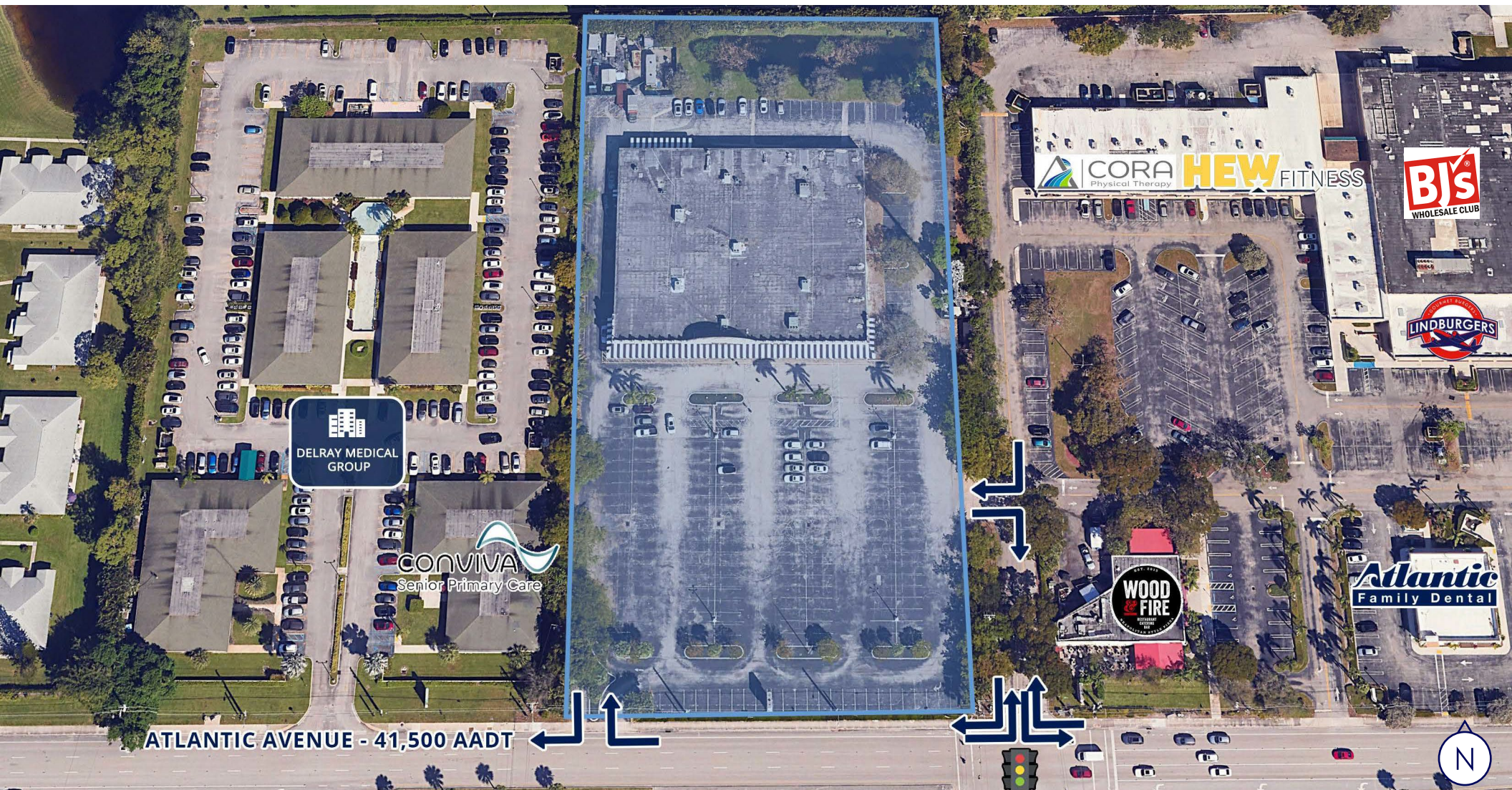


Prime retail opportunity

Big Box retail for lease

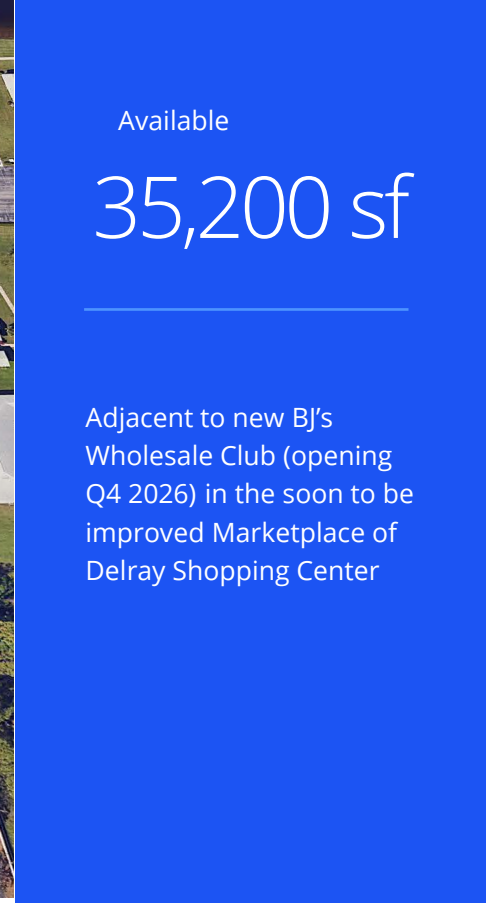
Colliers



Zach Feldman
Senior Vice President
+1 561 601 4474
Zach.feldman@colliers.com

Nicole Fontaine
Executive Vice President
+1 561 702 7973
Nicole.fontaine@colliers.com

Colliers
2385 NW Executive Center Dr
Suite 350
Boca Raton, FL





Join one of the fastest growing markets

Prime Location

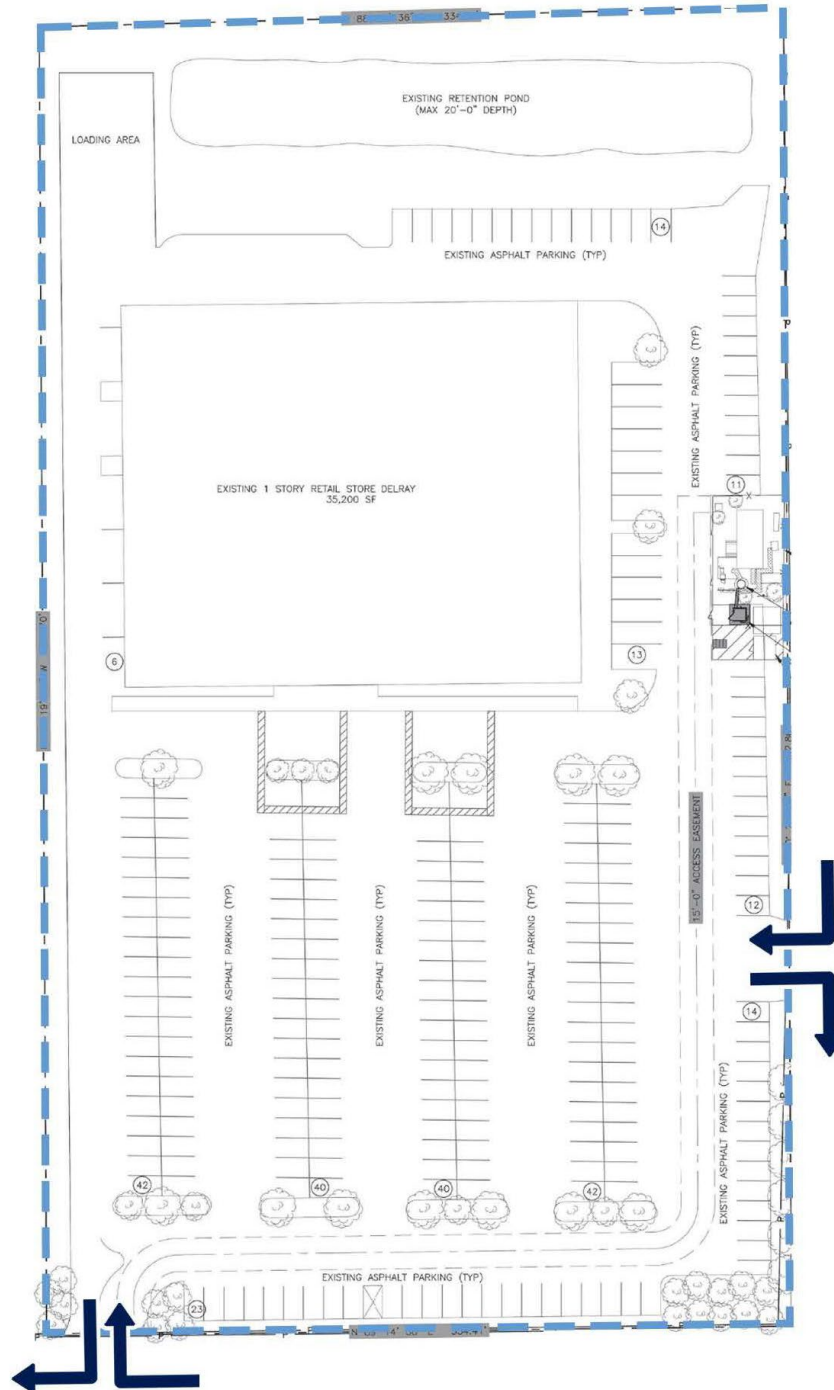
Situated in a highly sought-after area of Delray Beach, this retail space offers easy access to major highways, public transit, and nearby business hubs, ensuring maximum convenience for both employees and clients.

Flexible Layouts

Featuring contemporary architecture with customizable floor plans, the space can be tailored to suit a variety of business needs, from open-concept retailers to multi-tenant options.

Amenities

Energy-efficient systems, ample parking, multiple access points from the famous Atlantic Avenue, this location provides all the tools necessary for a productive and sustainable business.



35,200 SF

- 257 parking spaces
- Loading area
- 2 access points

Find yourself in one of the finest southeast locations

This retail space offers a functional and professional environment for businesses looking to expand. With flexible lease terms and a well-equipped, collaborative layout, it provides everything necessary to foster productivity and growth.

65

Walk
score

61

Bike
score

12

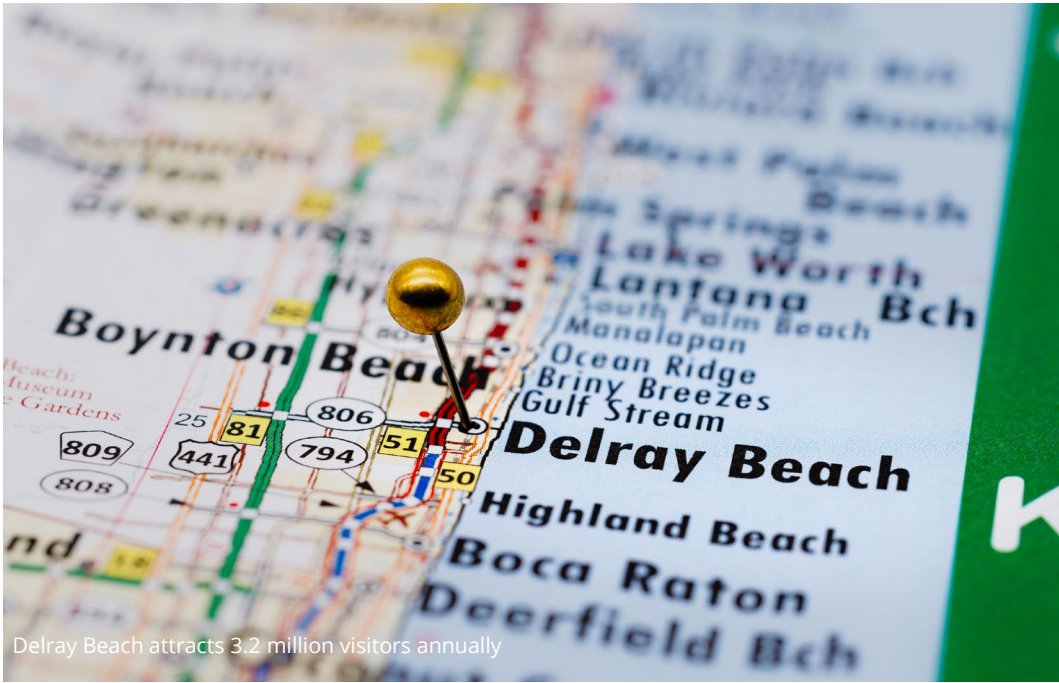
Min
Commute
to
Downtown

72

Excellent
Transit
Score



Downtown Delray Beach



Delray Beach attracts 3.2 million visitors annually



Delray Beach



Population of 67,536



Subject Property

35,200 SF
2 Outparcels

Flo
110 Units

Villages of Oriole Plaza



Villages of Oriole

Atlantic Avenue

ADT: 39,500

Viscaya

Gleneagles Country Club

Kings Point

Atlantic Square



Kings Point Golf & Country Club

Linton Boulevard

American Heritage

Addison Centre



Morikami Museum & Japanese Gardens

Marketplace of Delray



Delray Square



Delray Landing



Delray Corner



Military Trail

ADT: 40,500

ADT: 41,441

ADT: 46,963

ADT: 31,736

Jog Road

ADT: 39,500

ADT: 36,519

LEGEND





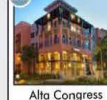
UNDER DEVELOPMENT:

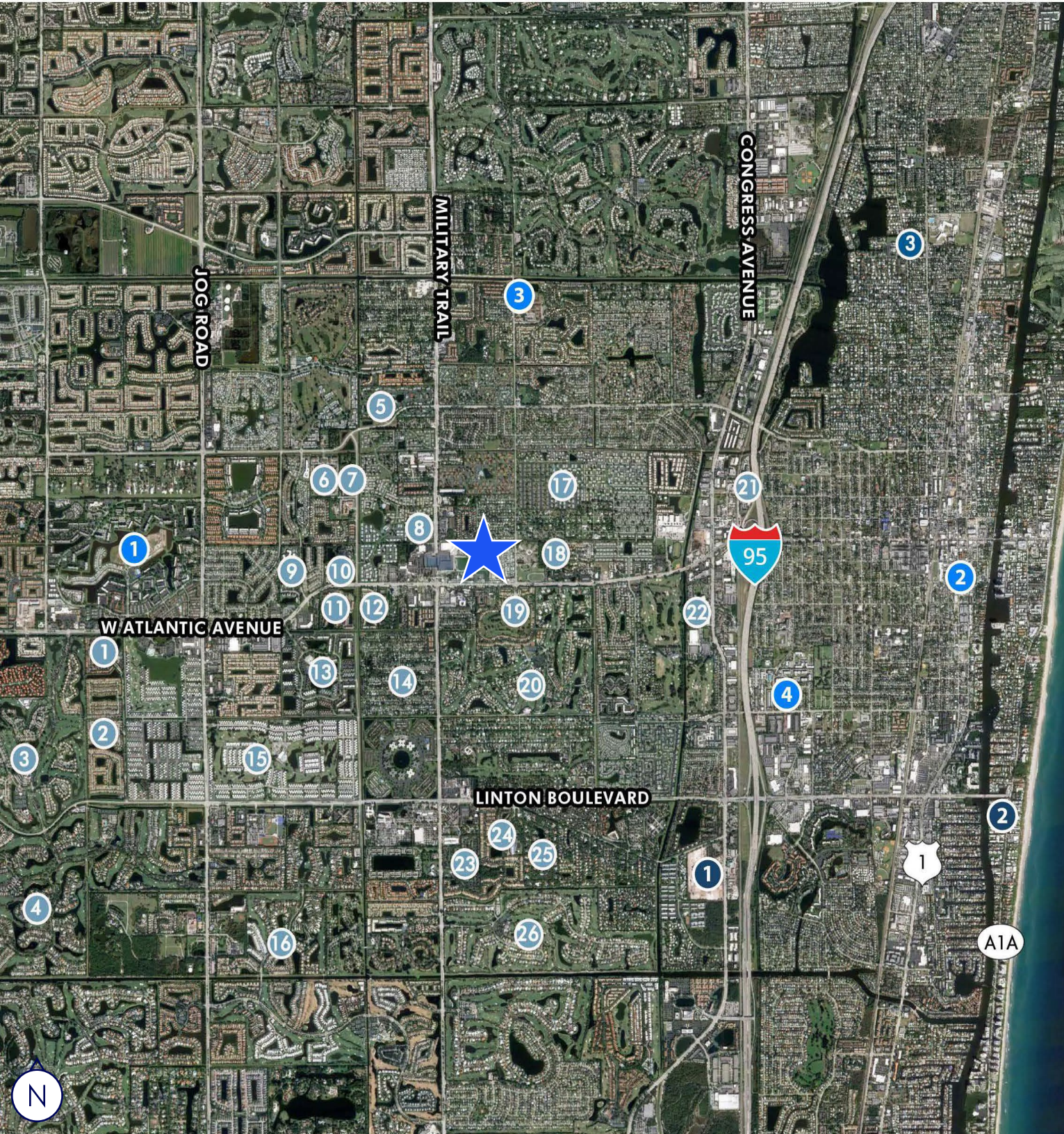
- 1 Parks at Delray - 1,009 Units (phase 2)
- 2 Ocean Delray - 19 Condos /5 Estates
- 3 Delray Ridge - 14 Estates /Starting at \$3.25M

NEW DEVELOPMENT:

- 1 Avalon Trails - 105 Homes / \$519-\$600k
- 2 Atlantic Crossing - 82 Condos/261 Apartments
- 3 Banyan Court - 41 Homes / \$545-\$630k
- 4 Village Square Homes - 82 Homes

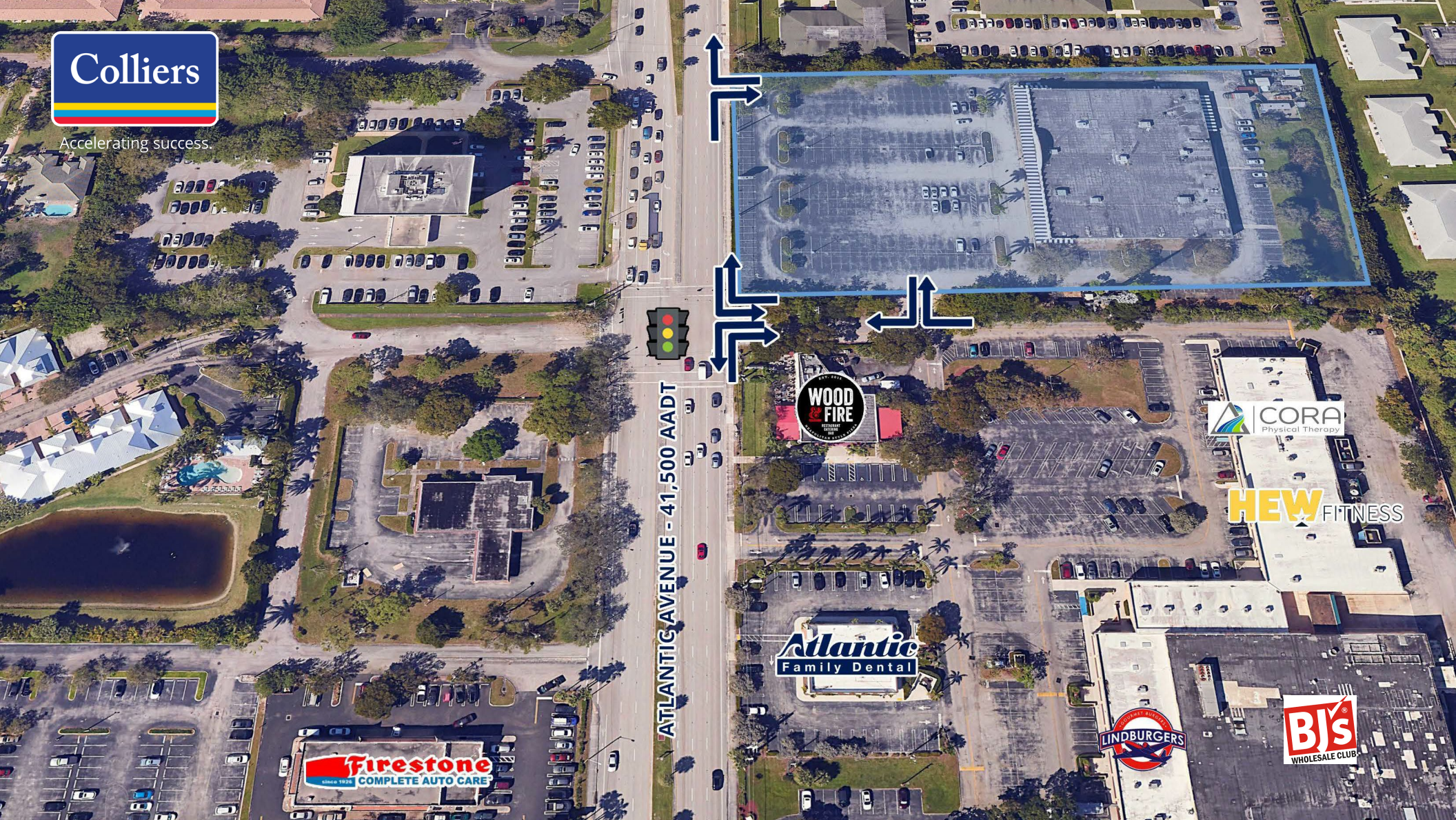
EXISTING DEVELOPMENT:

 <p>Murano of Delray 93 Units \$1,700/mo</p>	 <p>Vizcaya Delray 500 Units \$350,000</p>	 <p>Gleneagles 1,082 Units \$350,000</p>	 <p>Addison Reserve 324 Homes \$850K - \$3.3M</p>
 <p>Bridgeview 118 Homes \$150K-280K</p>	 <p>10X Living at Delray 2 Units \$2,170/mo</p>	 <p>Blu Atlantic 171 Units \$1,895/mo</p>	 <p>The Fountains 224 Units \$1,885/mo</p>
 <p>Grand Villa, West 170 Units \$3,500/mo</p>	 <p>Grand Villa, East 170 Units \$3,250/mo</p>	 <p>Oasis Delray Beach 324 Units \$1,763/mo</p>	 <p>Enclave at Delray 224 Units \$2,115/mo</p>
 <p>Lakes of Delray 1,400 Units \$150,000</p>	 <p>Country Club Acres 487 Homes \$300-500K</p>	 <p>Kings Point 7,200 Condos \$120K-250K</p>	 <p>Polo Club of Boca Raton 1,700 Homes \$480K-3M</p>
 <p>High Point 1,548 Units \$150,000</p>	 <p>Villas d'Este 179 Units \$2,260/mo</p>	 <p>Sherwood Forest 125 Units \$450K-650K</p>	 <p>Seagate Country Club 420 Homes \$170K-3.3M</p>
 <p>Delray Station 284 Units \$1,700/mo</p>	 <p>Alta Congress 269 Units \$2,370/mo</p>	 <p>Citation Club 404 Units \$2,370/mo</p>	 <p>Midtown Delray 116 Units \$2,630/mo</p>
 <p>Fox Chase 44 Units \$2M</p>	 <p>Delaire Country Club 324 Homes \$600K-4.5M</p>	<p>NEARBY GATED COMMUNITIES 19,534 Total Units</p>	





Accelerating success.



Zach Feldman
Senior Vice President
+1 561 601 4474
Zach.feldman@colliers.com

Nicole Fontaine
Executive Vice President
+1 561 702 7973
Nicole.fontaine@colliers.com

Colliers
2385 NW Executive Center Dr
Suite 350,
Boca Raton, FL

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.