

2ND Generation
Restaurant

Tenant's Name
Here

TO GO
PARKING
ONLY

10880
TO GO ENTRANCE



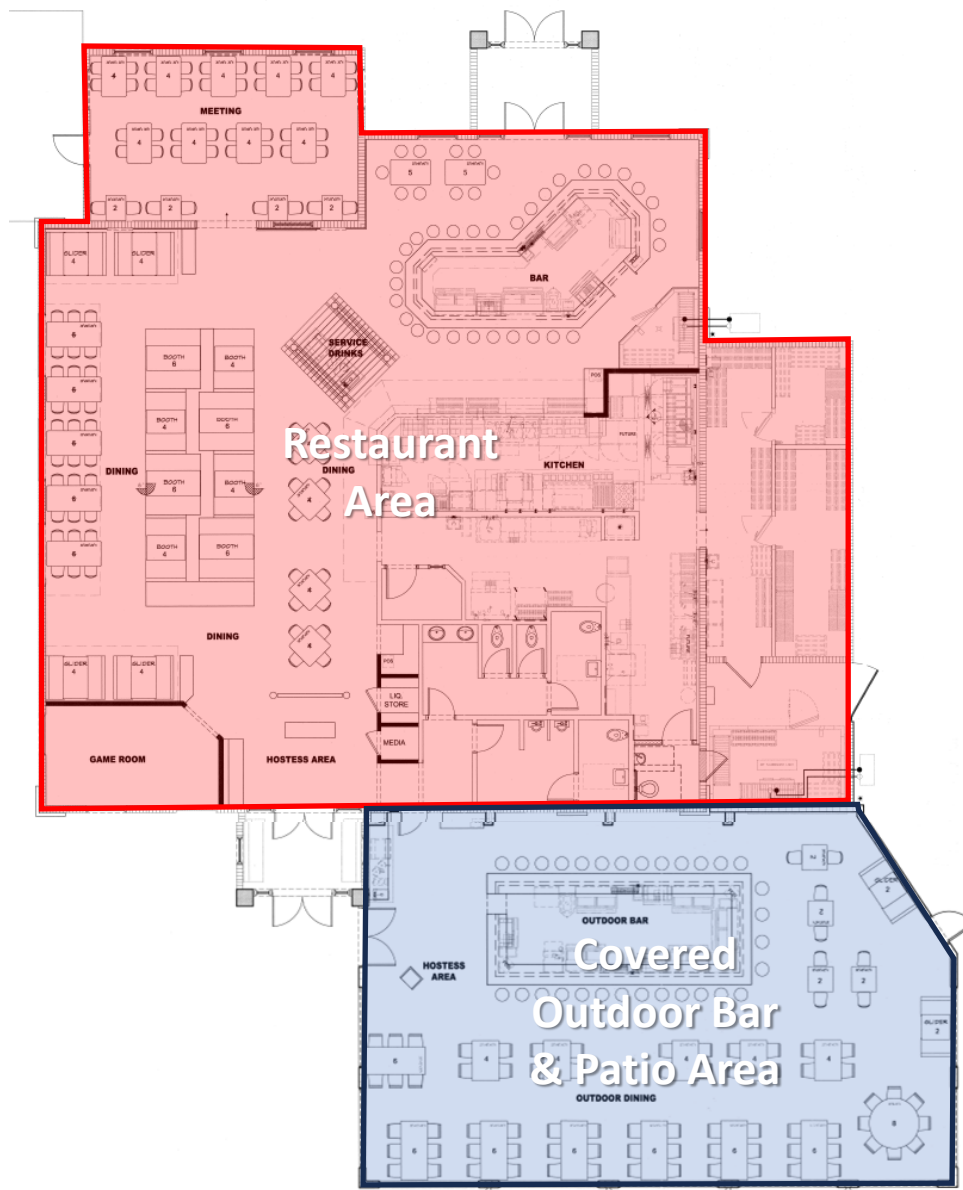


2.45
acre parcel

5,500
square foot
freestanding
building

129
parking spaces

23.5/1000
parking ratio



Existing Premises Outline

Size & configurations subject to verification by tenant

Premise Address

10880 Forest Hill Blvd,
Wellington, FL

Premise approximately

5,500
square feet

Outdoor Patio Area approximately

2,160
square feet

This floor plan is intended solely to depict the approximate size and location of existing FFE within the Premises and shall not be relied upon as any other form of representation, warranty and/or statement by Landlord. Tenant responsible for verification of FFE.

AVAILABLE SIGNAGE



Allowable Sign Area per Master Sign Plan

Maximum 27" all uppercase letters.

Maximum 30" upper case letter with corresponding lower case when uppercase and lowercase letters are used.

Forest Hill Boulevard
Monument Sign



PROPERTY INFORMATION



Address 10880 Forest Hill Blvd, Wellington, FL 33414



Location & Access On the south side of Forest Hill Blvd., approximately 0.75 miles west of State Road 7



Property Size +/- 2.45 acres



Leasable Area 5,500 SF



Parking 129 spaces, 23.45/1000



Zoning MUPD

county

PALM
BEACH

submarket

WELLINGTON

square feet

5,500

parking spaces

129

parking ratio

23.45/1000

DEMOGRAPHICS – 3 MILES



Population 97,336



Projected Population Growth 18.6% in 5 years



Households 41,381



Average Household Income \$124,724



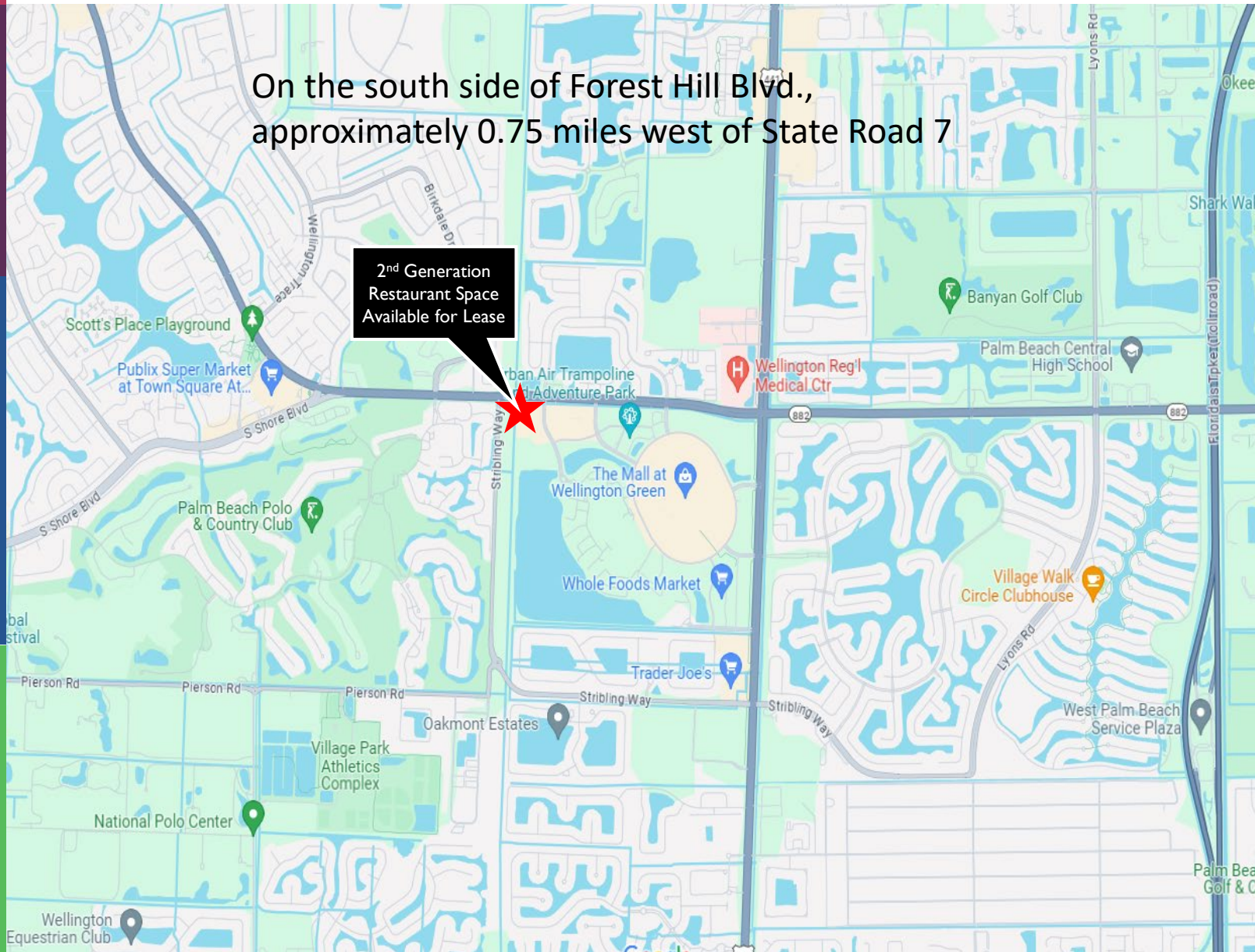
Traffic Counts (2022) Forest Hill Blvd 44,500 AADT

LOCATION MAP

10880 Forest Hill Boulevard, Wellington, FL 33414

On the south side of Forest Hill Blvd.,
approximately 0.75 miles west of State Road 7

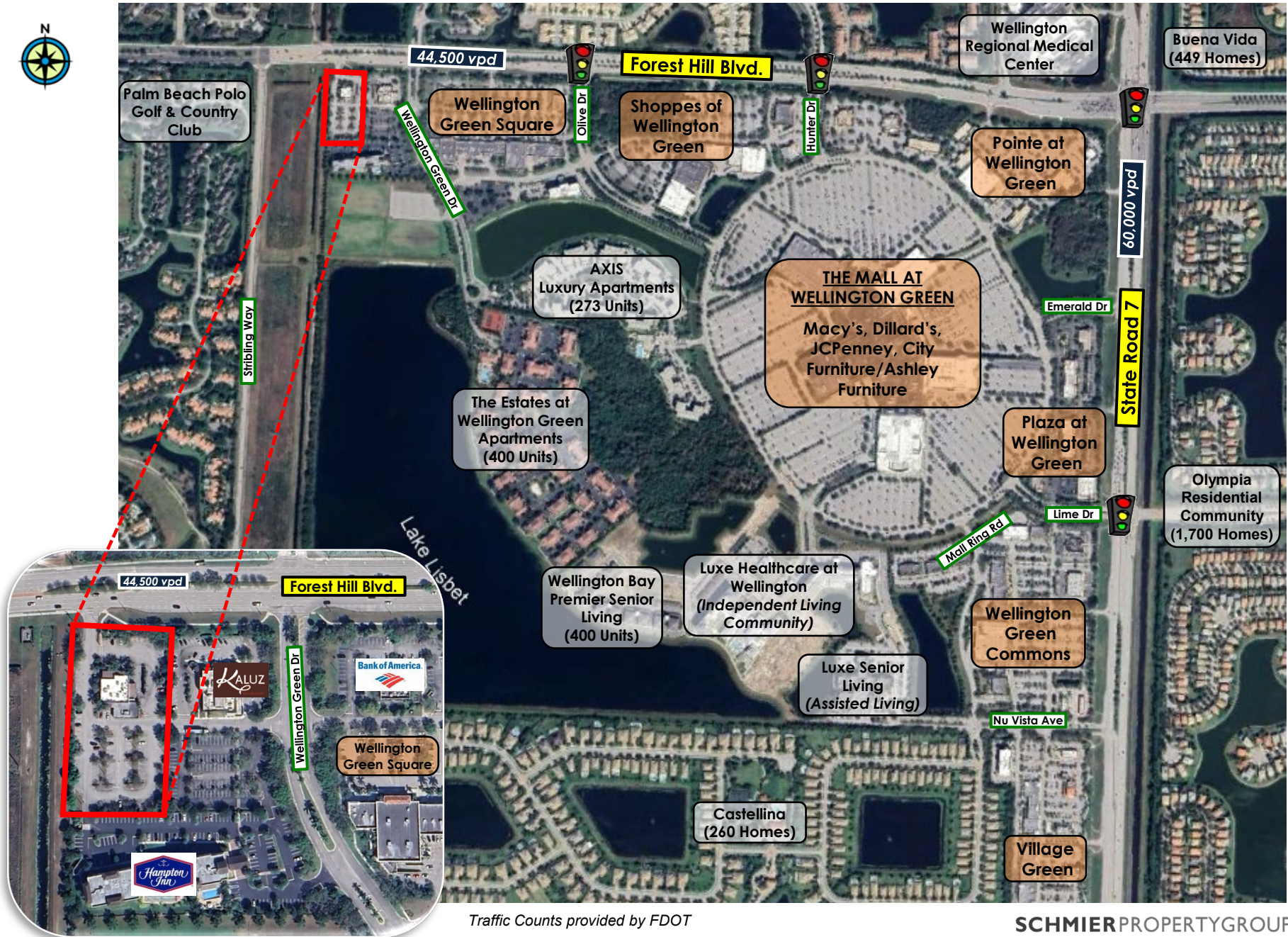
2nd Generation
Restaurant Space
Available for Lease



Situated less than a mile west of State Road 7/ Hwy 441, in Wellington's primary retail corridor

Strategically located on the periphery of the 1.3 million Sq Ft regional shopping destination, The Mall at Wellington Green, featuring over 160 stores and less than 1 mill from Wellington Regional Medical Center

Entry feature and parapet signage with excellent frontage and visibility facing Forest Hill Blvd.



10880 Forest Hill Boulevard, Wellington, FL 33414



Building Size
5,500 SF

Patio Size
2,160 SF

parking spaces
129



parking ratio
23.45/1000