

LEGACY

Place

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NEWMARK

RETAIL SPACE FOR LEASE
LIFESTYLE/POWER CENTER



LEGACY PLACE

is located on PGA Boulevard, just east of I-95 in Palm Beach Gardens, Florida

The center is centrally located across from Downtown at the Gardens and Gardens Mall. Legacy Place is surrounded by dense residential and in direct proximity to the area's multi-property revitalization.



SITE PLAN



LIFESTYLE TENANTS

- The Container Store
- Total Wine & More
- EOS Fitness
- Best Buy
- Michaels
- Petco
- Patio Shoppe
- Bungalow
- Sal's Italian Ristorante
- Jimmy John's Gourmet Sandwiches
- Pure Barre Palm Beach Gardens
- Prime IV
- Tutu School
- The Keyes Company Realtors
- Men's Wearhouse
- Gelato Grotto
- The Good Feet
- The Great Greek Mediterr. Grill
- Venetian Nails & Spa
- Salonz Beauty Suites
- Fusion Academy
- Nicklaus Children's Hospital
- Five Guys Famous Burgers
- GolfTEC
- The Vitamin Shoppe
- Coola Fishbar
- Jared the Galleria of Jewelry
- 100% Chiropractic
- Gardens Orthodontics
- The Capital Grille
- Ethan Allen
- AmTrust Bank
- Yardbird
- Barnes & Noble
- Bassett Furniture
- Chili's Grill & Bar



WHERE PBG COMES TO **LIVE, WORK, & PLAY**

3RD
Largest County in Florida

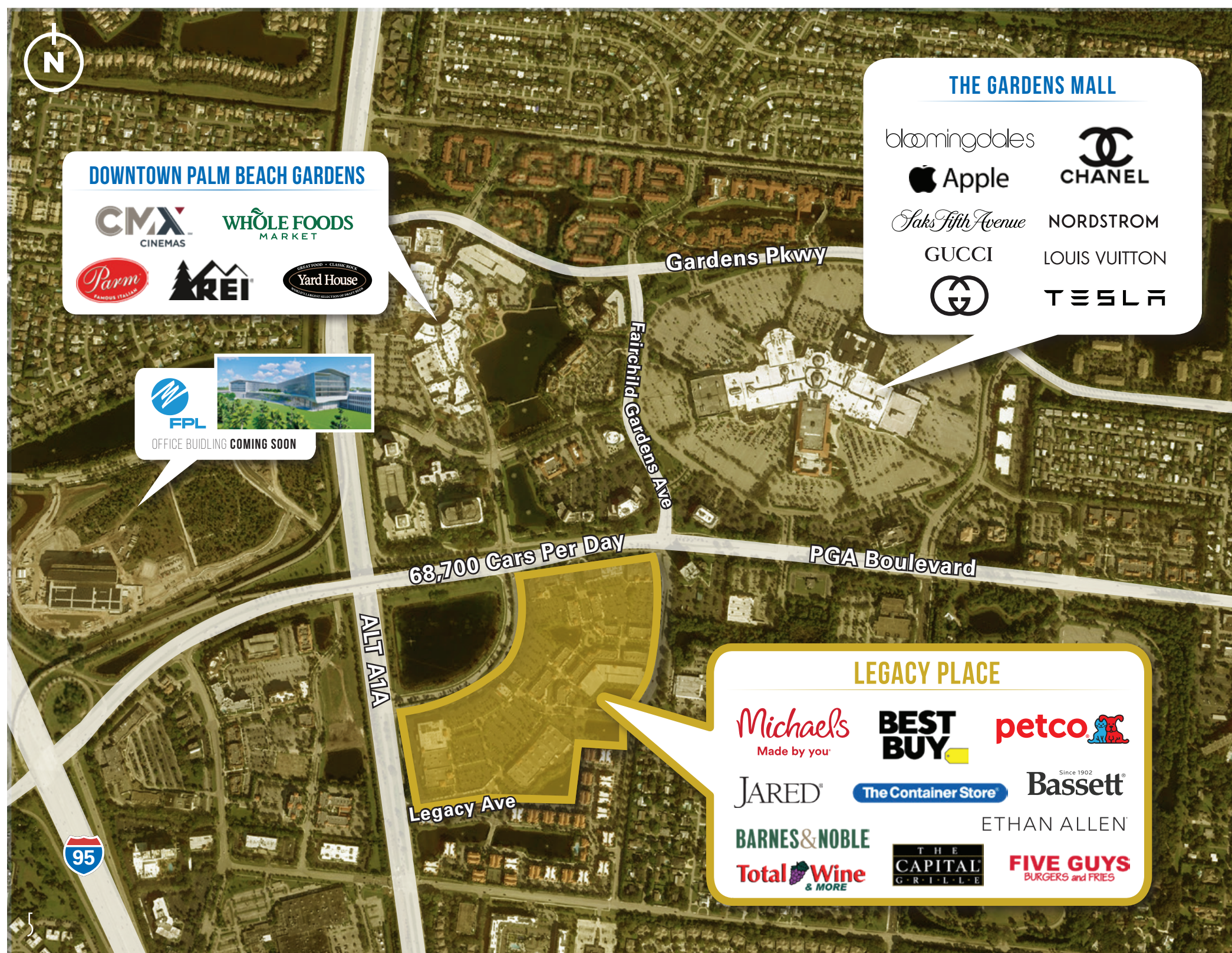
700K
Median Home Sale Price

96K
Employees in Palm Beach Gardens

46
Median Age in Palm Beach Gardens

\$4.6B
In consumer spending from 7.3M annual visitors

82
Golf Courses within 20 miles



THE GARDENS MALL

- bloomingdales
- Apple
- CHANEL
- Saks Fifth Avenue
- NORDSTROM
- GUCCI
- LOUIS VUITTON
- TESLA

LEGACY PLACE

- Michaels
- BEST BUY
- petco
- JARED
- The Container Store
- Bassett
- BARNES & NOBLE
- ETHAN ALLEN
- Total Wine & More
- THE CAPITAL GRILLE
- FIVE GUYS

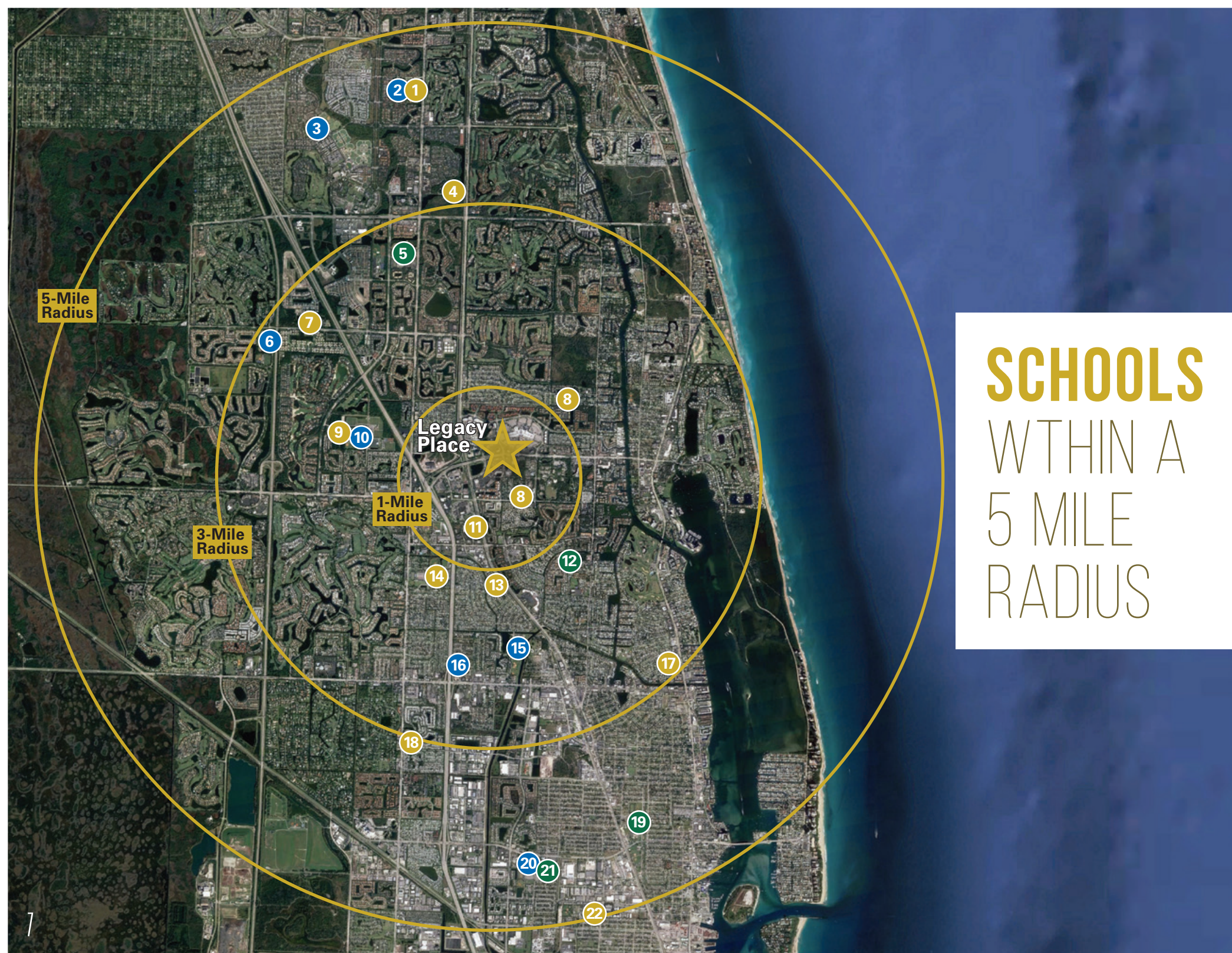
PALM BEACH GARDENS FACTOIDS

- Consumer Spending Breakdown:
 - » Retail: **\$1B**
 - » Food & Bev: **\$1.4B**
 - » Recreation: **\$600M**
- The Gardens Mall: 1.4M SF Shopping center, **160 shops, luxury stores**
- PGA National Resort: just implemented a **\$100M transformation**
- Single-family home sales **spiked 62%** in Feb 2021
- Multiple **colleges & universities** in the area
- PGA National Members Club nearby, **30 Pros are members**, most of which live or have houses in PBG
- Parks and Rec operates **110 parks & recreation facilities**, including two water parks.

According to Discover The Palm Beaches – Palm Beach County's tourism marketing group –, the county experienced **record-breaking visitation, spending, revenue, and economic impacts for 2021-2022:**

Visitation 9.1 million visitors in 2022, up 31% from 2021	Spending \$6.7 billion, up 34%
Economic Impact \$9.7 billion, up 33%	Room & Bed tax revenue \$1.4 billion in room revenue; \$77.8 million in bed tax revenue, up 44% from the peak of 2021

Last year, the county witnessed a 27% jump in visits from U.S. travelers. Additionally, out-of-state visitors increased by 33% and visits from Floridians grew by 19%.



SCHOOLS WITHIN A 5 MILE RADIUS

Elementary Schools No. of Students

1	Lighthouse Elementary	709
4	Beacon Cove Intermediate School	719
7	Marsh Pointe Elementary	887
8	Dwight D Eisenhower Elementary & Middle School 519	519
9	Timber Trace Elementary School	1,007
11	Bright Futures Academy	211
13	Palm Beach Gardens Elementary School	723
14	Allamanda Elementary School	719
17	The Conservatory School at North Palm Beach	948
18	Grove Park Elementary School	548
22	Lincoln Elementary	439

Middle Schools No. of Students

2	Jupiter Middle School of Technology	1,435
3	Independence Middle School	1,378
6	Franklin Academy Charter School	670
10	Watson B. Duncan Middle School 519	1,317
15	Howell L. Watkins Middle School	912
16	Gardens School of Technology Arts	360
20	John F. Kennedy Middle School	787

High Schools No. of Students

5	William T. Dwyer High School	1,317
12	Palm Beach Gardens High School	2,736
19	Inlet Grove Community High School	788
21	Suncoast Community High School	1,609





2024 EST. DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	10,300	74,945	162,004
Households	4,933	33,898	70,988
Average Household Income	\$95,049	\$121,676	\$118,040
Population Growth 2010 - 2023	0.9%	1.3%	1.3%
Median Home Value	\$343,750	\$421,349	\$407,791
Median Age	43.9	48.1	47.3
Daytime Employment	18,797	57,601	98,807
Traffic Counts	55,380		



FPL BUILDING

- 270,000 SF Office Building
- 1,000 Employees

DOWNTOWN

- 32,000 SF Retail Net Loss
- 174 Key Hotel
- 280 Multifamily Units

KYOTO GARDENS EXTENSION

- 50K SF Office Space
- 100 Residential Units

TRADER JOE'S
1.5 MILE FROM I-95

THE GARDENS MALL

- 300 Residential Units
- 70,000 Additional Retail SF

LEGACY PLACE

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DRURY HOTEL

- 300 Key Hotel
- 100,000 SF Retail Loss
- 200 Residential Units

PGA/TRI-RAIL STATION

- 200,000 SF Office
- 7,000 SF Retail
- 15,000 Riders per Day
- 122 Key Hotel
- 69,000 SF Office
- 396 Multifamily Units

Map labels: ALTAMA, S MILITARY TRAIL, PGA Boulevard, I-95, 1-Mile, 1.5 MILE FROM I-95.



PALM BEACH COUNTY



Is known for its diversity and energy and as a place to sit back, relax, and enjoy yourself.

Listed as one the fastest growing cities by Forbes, Palm Beach Gardens is expected to continue to expand, offering opportunities for businesses big and small to succeed.

Palm Beach County is booming for business. Business Relocation Palm Beach County. (n.d.). Retrieved August 25, 2022





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