



UPTOWN BOCA

SHOP. DINE. LIVE.

**New Mixed-Use Development
Retail for Lease**

**9536 - 9704 Glades Rd
Boca Raton, FL 33434**

SHOP. DINE. LIVE. UPTOWN

Project Highlights

COMING
SOON!



Tenant Lineup!

• 38 acre mixed-use development with approximately 192,000 SF of retail and 456 luxury rental apartment units.

• Prime infill location in west Boca Raton fronting Glades Road just East of US 441/SR7.



SEPHORA



CARMELA
TOAST & COFFEE BAR



BAR BOMBAY



Dental Care
OF BOCA RATON



TIPSY
salonbar



MD NOW®
URGENT CARE



LYNORA'S
- SINCE 1976 -



ZEN
CAFE + KITCHEN CAFE

just
salad
WRAPS, BOWLS + MORE

SportClips
HAIRCUTS

3 Natives
ACAI & JUICERY

YOGASIX

ATHNASIUM
The Math Learning Center

THE JOINT
chiropractic



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Retail Shops



Uptown Boca, located in the heart of the west Boca Raton community, will feature a grocer, sit down and fast casual dining options as well as a variety of other retail and service offerings...

... all walkable from 456 luxury apartments.

Daily Traffic Counts

59,000 VPD **US-441/SR-7**

36,000 VPD **Glades Road**

8,123 VPD **95th Street**



Demographics

Distance

1 Mile

3 Miles

5 Miles

Population

10,847

101,001

210,835

Households

4,211

41,491

86,011

Average HHI

\$80,172

\$100,522

\$112,080

Project Site Plan

Summary

	38 Acres
	Residential 456 Units
	Retail 192,213 SF
	Total Project 1,128,470 SF

Retail Parking

Surface Spaces	619
Garage Spaces	431
Total Retail Spaces	1,050



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Retail Site Plan



Tenants



Founded in 1980, Austin-based Whole Foods Market is the world's leading natural and organic foods retailer and the first certified organic national grocer in the United States. To learn more about Whole Foods Market, please visit

www.wholefoodsmarket.com



REI is a specialty outdoor retailer with 162 stores in 39 states. They are the nation's largest consumer co-op with more than 18 million members who expect and love the best quality gear, inspiring expert classes and trips, and outstanding customer service.

www.rei.com

Tenants



Home of your next discovery, Homesense is designed to surprise with aisles of unexpected finds from around the world and an ever-changing selection of top brands all with genuine value with a wide array of furniture, a rug emporium, a wall art and mirror gallery, and an extensive lighting department that includes hanging chandeliers. Here, everybody wins!

www.homesense.com



From inspiring places to results-driven programs, every inch of Life Time is designed with your well-being in mind. So many wonderful ways to spend time and reach goals - Programs. Lessons. Sessions. Workouts. It's so much more than a gym.

www.lifetime.com

Tenants



Chick-fil-A is "Home of The Original Chicken Sandwich," made with breaded grade A top quality boneless chicken breast. Operating since 1957, Chick-fil-A is one of the largest family owned businesses in the country.

www.chick-fil-a.com



Lazy Dog sources ingredients from places and farmers they love and respect. Each ingredient is carefully picked and prepared. They make every meal by hand each day, including all of their sauces, marinades and dressings.

www.lazydogrestaurants.com



Bolay is a fast, casual and quick service restaurant offering fresh and healthy food. The word Bolay itself combines the signature dish, the bol, with "olay" to evoke excitement about good health and great living.

www.bolay.com



Drawing inspiration from the pulsating energy of modern Indian bars and restaurants in Mumbai, Bar Bombay is a celebration of lively ambiance, delectable flavors, and spirited camaraderie.

www.barbombayboca.com



BurgerFi is an American gourmet hamburger restaurant made with only the top 1% of natural, certified Angus beef, always free of hormones, steroids and antibiotics.

www.burgerfi.com



Overflowing with love, OLIVE U is rich with Mediterranean flavor specializing in gyros, salads and hand crafted bowls. It is a healthy take on fast casual dining.

www.oliveugrill.com

Tenants



Tide Dry Cleaners understands your busy lifestyle and works to accommodate your needs, like having 24-hour drop boxes! Discover a fresh approach to dry cleaning with A Brand You Trust. Quality You'd Expect. Service You'll Love.

www.tidedrycleaners.com



The world's fastest growing functional training community. F45 Training is a global fitness company specializing in innovative, high-intensity group workouts that are fast, fun and proven to get rapid results for members.

www.f45training.com



Since 1974, the Abbenante family has brought the full flavors of Italy to thousands of locals and visitors of South Florida. It is known as the best Italian restaurant serving wood-fired pizzas and modernized Italian dishes.

www.lynorasmarket.com



Paradise Grilling Systems has emerged as America's leader in outdoor grilling entertainment. Find top-of-the-line craftsmanship in grills, bars and outdoor kitchens that will turn your backyard into paradise.

www.myparadisegrill.com



Sport Clips offers a championship haircut experience in an exciting sports themed environment. Indulge in precision haircuts, legendary hot steamed towels, massage shampoos and relaxing neck and shoulder treatments.

www.sportclips.com



Tippsy's will help you feel your best everyday with mini moments of luxury. Treat yourself to nails, hair, massage, permanent makeup and med spa treatments. Spoil yourself with unsurpassed service in absolute serenity.

www.tipsysalonbar.com

Tenants

SLOAN'S



Sloan's Ice Cream... where indulgence is sweet! Sloan's offers award-winning luxury ice cream featuring fresh baked waffle cones, cookies, brownies, chocolates, gifts and much more.

www.sloansicecream.com



Yoga Six is focused on helping students achieve physical benefits from science-backed yoga & fitness classes. Through a diverse range of classes our program can be a complete solution for all of your yoga and fitness needs.

www.yogasix.com



From everyday life and beyond, chiropractors at The Joint Chiropractic can help you find relief from back pain, neck pain, migraines and more. Improve quality of life through routine and affordable chiropractic care.

www.thejoint.com



Mathnasium teaches children math so that they understand it, master it and love it. Math can change their lives, and they change the world.

www.mathnasium.com



Just Salad is a fast casual concept that cultivates healthier lifestyles by serving real food at an affordable price. With the freshest salads, wraps, warm bowls, avocado toast, and more, there's something healthy for everyone.

www.justsalad.com



A great cup of coffee does not just happen, it requires time, resources, and dedication. All of which are felt in every cup of our delicious Carmela Coffee.

www.carmelacoffee.com

Tenants



Banfield is here for pets and the people who love them. They are devoted to helping them lead their best life with high-quality veterinary care, and smart and effective preventive health services.

www.banfield.com



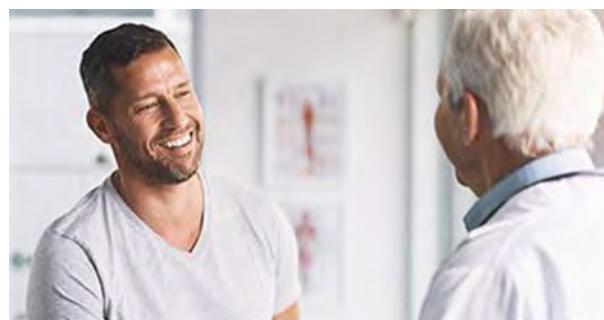
From Bath Bombs and Shower Fizzies to Body Butters and Shower Oils, Buff City Soap's plant-based products let you put the best ingredients on your skin every day. Always fresh. Always handmade.

www.buffcitysoap.com



With a deep passion for fresh seafood, Bonefish Grill's founders created a truly unique, explorative dining experience. Full of fresh and innovative dishes, the menu specializes in seasonal fresh fish, and indulgent appetizers.

www.bonefishgrill.com



From asthma attacks to vaccines, MD Now handles a full spectrum of professional medical services, performed right onsite at state-of-the-art clinics. For just about any minor illness or injury, trust MD Now to help you feel better fast.

www.mdnow.com



3Natives serves healthy and affordable options that are made to order. Founded in 2013, 3Natives is a Florida-born healthy restaurant chain that strives to make healthy food fast and more convenient to enjoy.

www.3natives.com



Enjoy amazing culinary creations by Chef Yozo Natsui, featuring the finest in Japanese Sushi and Thai cuisine. Chef Yozo was the first to fuse Western flavors into Eastern delights and now prepares these modern favorites exclusively.

www.zensushiboca.com

Tenants

SEPHORA



At Sephora, our commitment is to offer the most unique and special selection in prestige beauty. Shop brands like Charlotte Tilbury, Sol de Janeiro, Chanel, Dyson, and Sephora Collection.

www.sephora.com



At Dental Care of Boca Raton, we offer a wide range of general and cosmetic dentistry services and our highest priority is to provide exceptional preventive care.

www.dentalcareofbocaraton.com

Market Overview



SHOP. DINE. LIVE. UPTOWN

Shop
Uptown



HOME
SENSE

UPTOWN BOCA



Residential Information

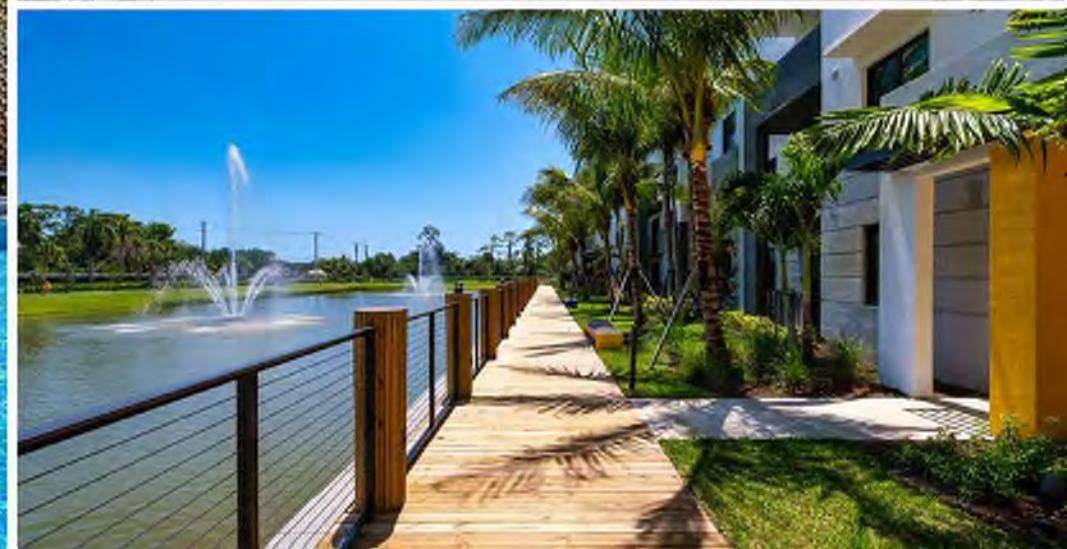


- 456 luxury apartments offering one, two, three and four-bedrooms ranging from 718 to 1,737 SF.
- 24-hour indoor/outdoor fitness center and ride-sharing/co-working lounge, yoga, spin and stretching rooms, outdoor CrossFit, theater, gaming room, resort-style pool area, and multiple kid play areas and dog amenities.

- Apartments feature flat front white cabinets with brushed nickel pulls, granite counter tops, courtyard views, Nest thermostats, frameless glass shower enclosures, full size washer/dryer, large walk-in closets and stainless steel energy efficient appliances.

**Residential Leasing at
CORTLAND UPTOWN BOCA**

[Boca Raton Apartments for Rent | Cortland Uptown Boca](#)



**The
Residences
UPTOWN BOCA**



SCHMIER PROPERTY GROUP

Retail Leasing

Shana Pasas

Director of Leasing

shana@schmierpropertygroup.com

561 886 7064

Residential Leasing

Interested in learning more about Uptown Boca living?

561 867 4977

www.cortland.com

DEVELOPMENT TEAM

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PROPERTIES

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CAPITAL GROUP

