

INTERSTATE
95
- 235,000 AADT

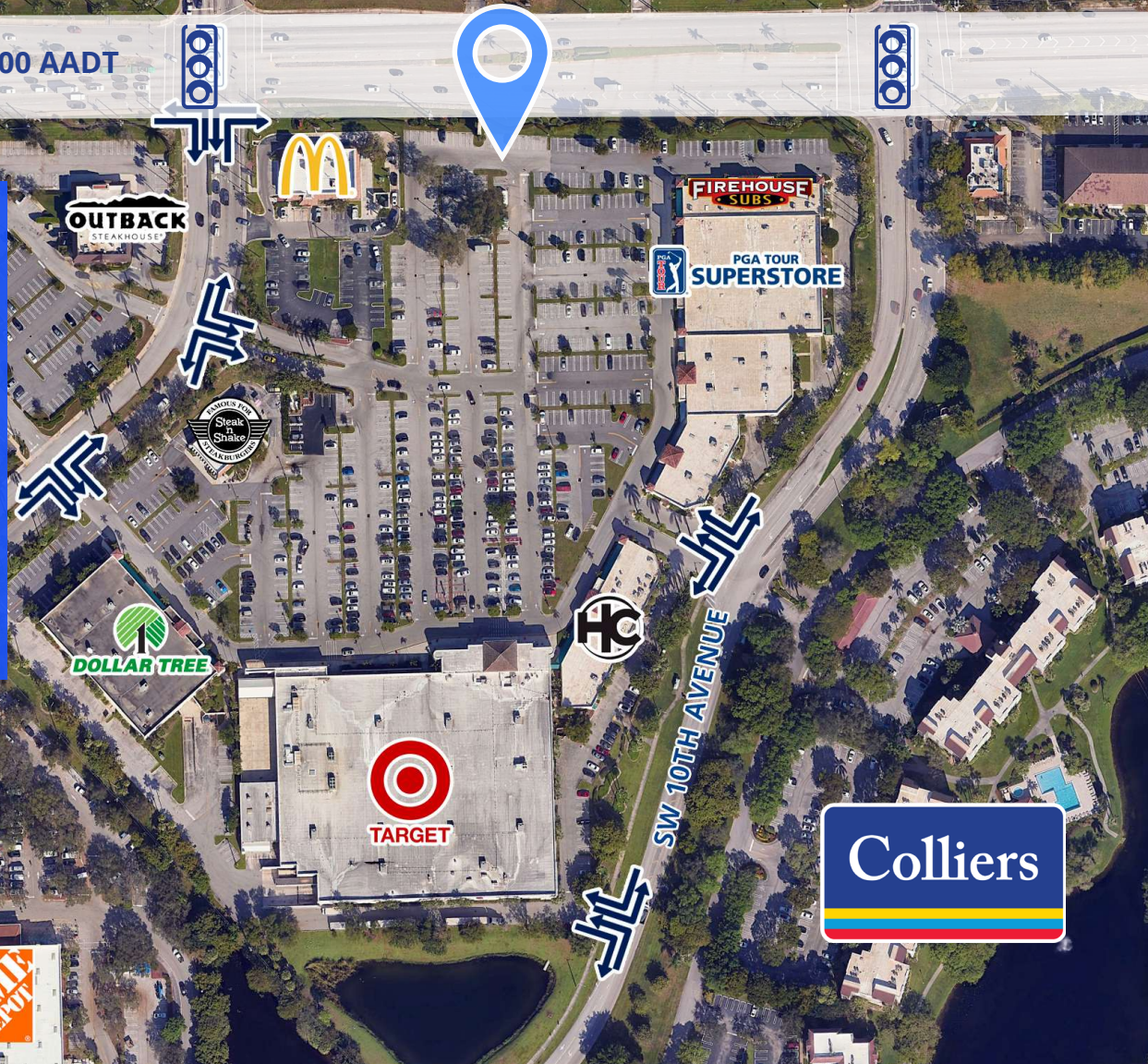
LINTON BOULEVARD - 62,000 AADT

FOR LEASE

Delray Crossing

1000 -1300 Linton Blvd Delray Beach, FL

Retail opportunities



Colliers

Nicole Fontaine

Executive Vice President

+1 561 702 7973

nicole.fontaine@colliers.com

Colliers South Florida

2385 NW Executive Center Drive

Suite 350

Boca Raton, FL 33431

Property Overview

Strong co-tenancy:



Site Plan



Key Highlights

- 2,199 SF endcap availability located at a main entrance point near Target
- 1,200 SF endcap available with exceptional visibility at signalized intersection
- Unit A2 - 810 sf 2nd gen retail space available. Can be combined with the 1,200 sf adjacent space A1.
- Optimal for the following uses: F&B, Boutique Fitness, Office, etc.
- Well-positioned between the most traveled interstate in Florida, Interstate 95, and major traffic artery, Dixie Highway & Federal Highway
- Located in high demand market with 1% vacancy
- Adjacent to Whole Foods, a main access point
- Delray Crossing is located in the prime of Delray Beach with direct frontage to Linton Boulevard with over 62,000 cars per day
- Large daytime population of 85,896 with average household income of \$125,928 within a 3 mile radius

Tenant Roster

A1	1,200 SF Available	C1/2	2,199 SF Available	1220	McDonald's
A2	810 SF Available	C3/4	Peris Indian	1230	Dollar Tree
A3	Dairy Queen	C5	Family Dental	D1/2	Homegoods
A4	Firehouse Subs	C6	Hair Cuttery	D3	Capitol Carpet & Tile
A5/6	NY Nails	C7/8	Eyes on Linton	D4	Supercuts
A7	Gold Coast Chiropractor	1200	Target	D5	Peter Glenn
1000	PGA Superstore	1210	Steak N Shake	1300	Outback Steakhouse



Location Overview

Delray Crossing offers an exceptional retail opportunity situated in one of the most vibrant and rapidly growing areas of Delray Beach, Florida. Nestled in a prime location with high visibility and traffic, this property is ideal for businesses looking to tap into a flourishing market.

Prime Location: Delray Crossing benefits from its strategic positioning in a bustling, high-traffic area, ensuring maximum exposure for any retail business. The location is easily accessible via US 95 and Linton Boulevard, making it a convenient destination for both locals and visitors alike.

Growing Population: The surrounding area is experiencing significant residential growth, providing a robust and expanding customer base. As more people move into the area, demand for local retail options continues to rise, creating an excellent opportunity for businesses to thrive.

2024 AREA DEMOGRAPHICS (3-MILE RADIUS)



86,484
Total Population



\$81,751
Median HH Income



\$125,924
Avg. HH Income



\$300,302
Median Net Worth



\$35,746
Retail Goods - Avg.
Annual Spending
per HH



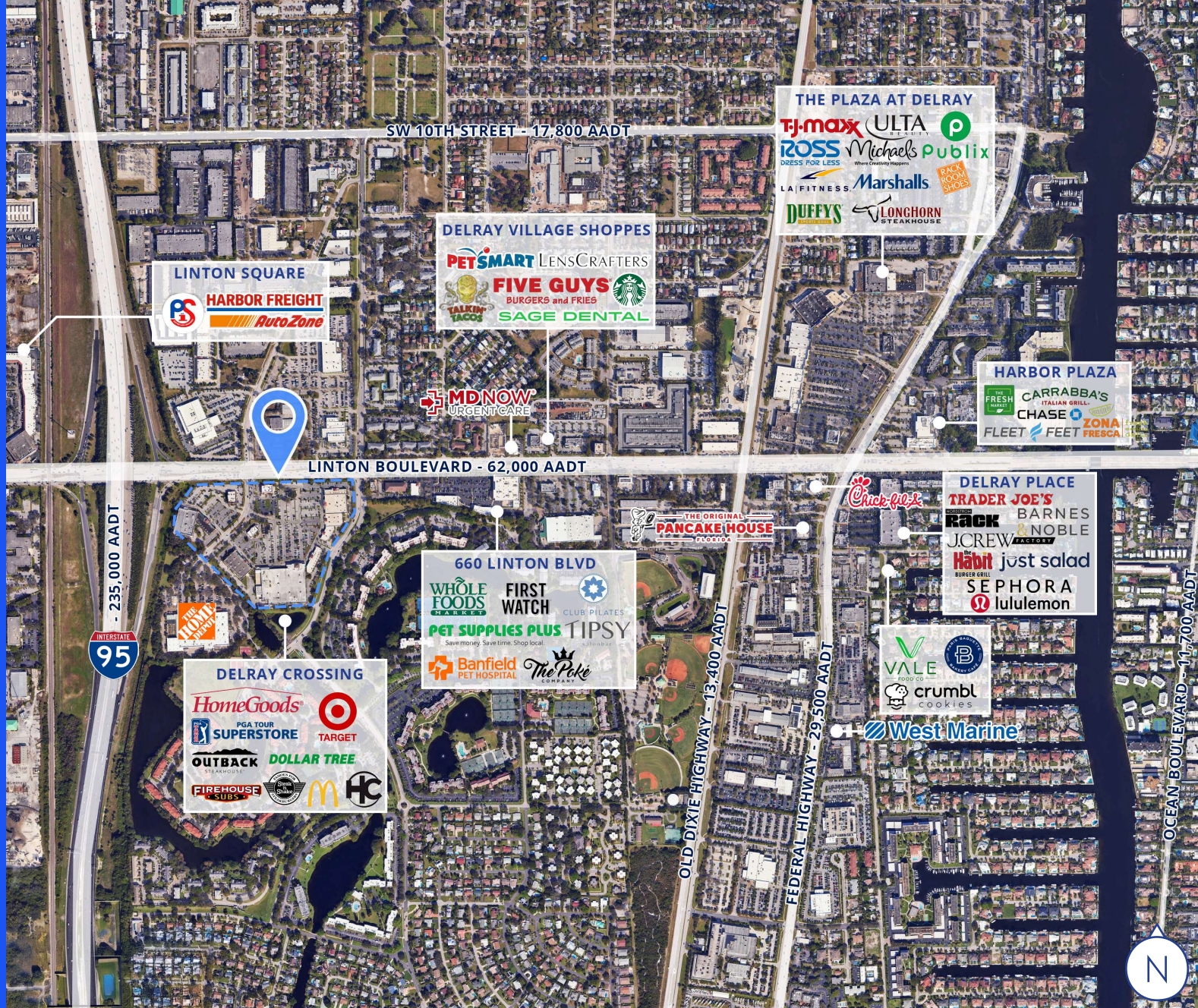
\$4,375
Annual Avg - Food
Away from Home



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Executive Vice President
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