

INTERSTATE
95
- 235,000 AADT

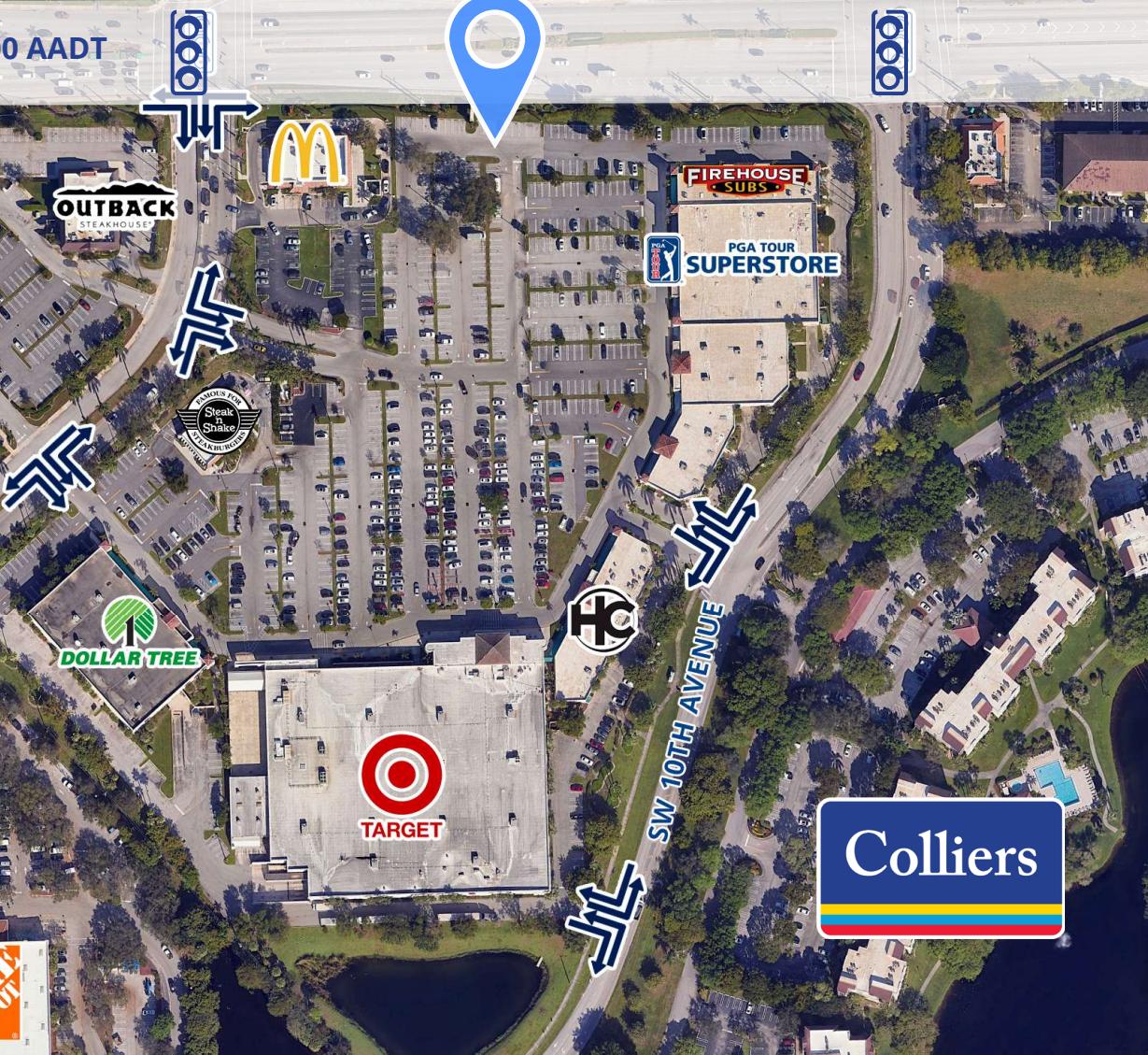
FOR LEASE

Delray Crossing

1000 - 1300 Linton Blvd Delray Beach, FL

Retail opportunities

LINTON BOULEVARD - 62,000 AADT



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



Tenant Roster

A1	1,200 SF Available
A2	810 SF Available
A3	Dairy Queen
A4	Firehouse Subs
A5/6	NY Nails
A7	Gold Coast Chiropractor
1000	PGA Superstore

C1/2	2,199 SF Available
C3/4	Peris Indian
C5	Family Dental
C6	Hair Cuttery
C7/8	Eyes on Linton
1200	Target
1210	Steak N Shake

1220	McDonald's
1230	Dollar Tree
D1/2	Homegoods
D3	Capitol Carpet & Tile
D4	Supercuts
D5	Peter Glenn
1300	Outback Steakhouse

Key Highlights

- 2,199 SF endcap availability located at a main entrance point near Target
- 1,200 SF endcap available with exceptional visibility at signlized 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 Hlghway & 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



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

Colliers

Nicole Fontaine

Executive Vice President

+1 561 702 7973

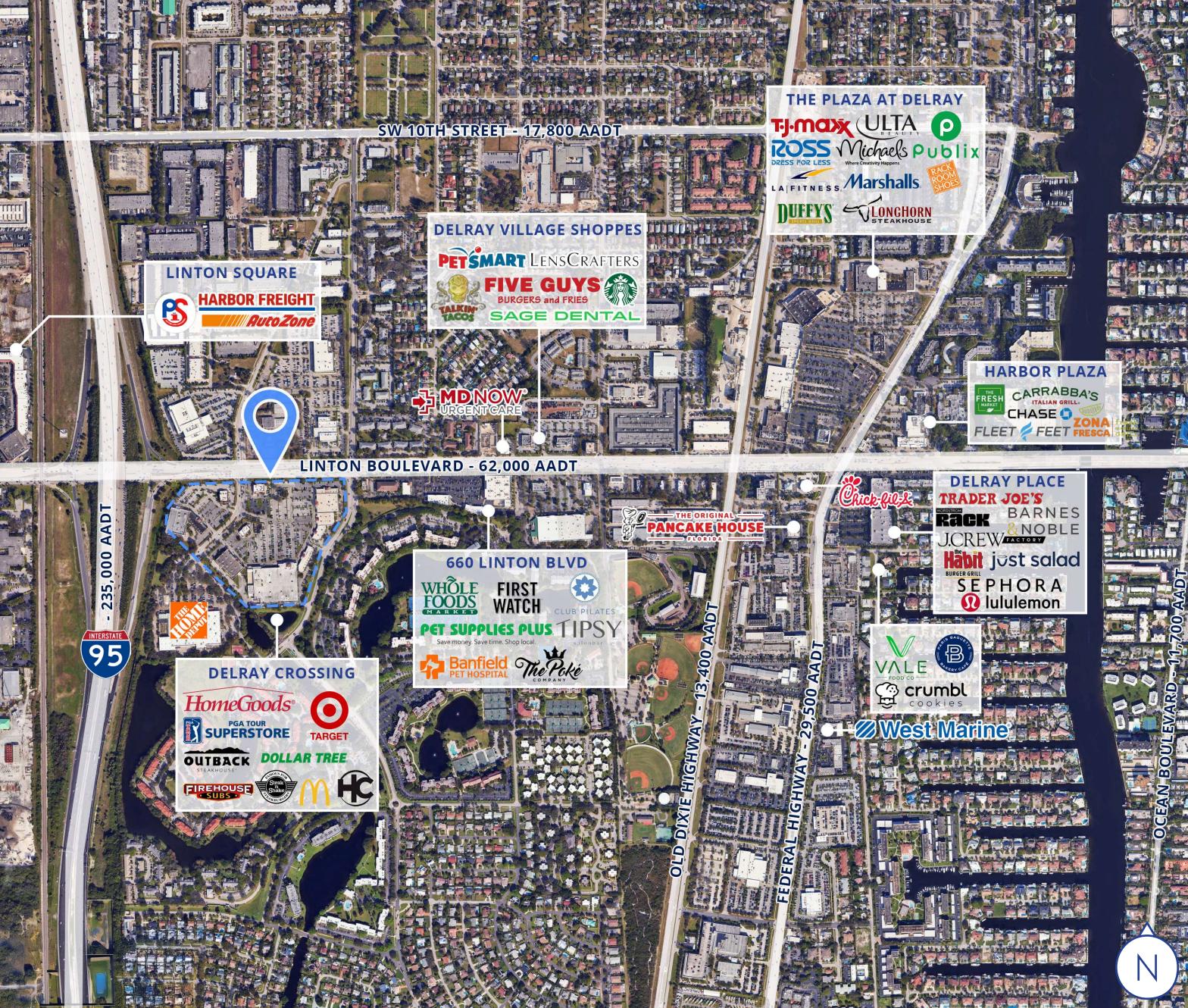
nicole.fonatine@colliers.com

2385 NW Executive Center Drive

Suite 350

Boca Raton, FL 33431

colliers.com



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. Colliers International Florida, LLC.