



# Retail for Lease

Western Plaza

160 S STATE ROAD 7, WEST PALM BEACH, FL 33414



## Property Highlights

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- ±152,625 sq. ft. El Dorado Furniture & Home Depot-anchored shopping center
- Two 1,700 SF spaces remaining fronting SR-7
- Dominant neighborhood shopping center in the Wellington (western Palm Beach County) trade area
- Excellent demographics with average HHI exceeding \$95,000 and over 197,000 residents all within a 3-mile radius
- Great exposure and visibility on SR 7 (US 441), and Southern Blvd.
- ±71,905 vpd on Southern Blvd
- ±63,500 vpd on SR-7/US441

## 3 Mile Demographics



**63,175**  
Population



**58,483**  
Daytime  
Population



**\$146,869**  
Average  
Household  
Income



**41**  
Median Age





**U.S. 441 (VPD 63,500)**

SUITE No. / SQ FT

9852/56	9860/64	9868	9872	9876/80	9884	9888	9892	9896/9900	9904	9908/12	160/186	101	102/103	104	174	178	182	190	194	200
We Kick Brass		Nail Salon		2,100 SQ FT	Dentist	Urban Vapor	Salon	El Punto Latino		Island Root		Wongergarden	3,400 SQ FT			Taste of the Islands				

OUTPARCEL





For more information, please contact

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