

FOR LEASE

# SHOPPES IN THE GARDENS

10800 NORTH MILITARY TRAIL, PALM BEACH GARDENS, FL 33410



## PROPERTY DESCRIPTION

Long standing Community Shopping Center located on the busy Southeast Corner of PGA Blvd. and Military Trl. in Palm Beach Gardens. Join tenants along the likes of Dunkin Donuts, Taco Chula, Re/Max Realty, George Ryan Salon and more.

## PROPERTY HIGHLIGHTS

- Anchored by Dunkin Donuts, RE/Max Realty, George Ryan Salon and Taco Chula
- Highly sought after Palm Beach Gardens submarket
- Located just south of PGA Boulevard
- In close proximity to I95, Florida's Turnpike, The Palm Beach Gardens Mall and Downtown at The Gardens
- Monument Signage Available
- Traffic Count: 40,000 vehicles per day

## OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	1,240 - 2,050 SF
Building Size:	34,000 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	4,295	35,739	68,469
Total Population	9,119	78,793	156,493
Average HH Income	\$131,082	\$146,147	\$135,392

## BRYAN COHEN

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SUITE	TENANT NAME	SIZE SF	PRICE / SF / YEAR
100	Dunkin' Donuts	2,563 SF	-
101/102	Tranquil Radiance Spa	3,075 SF	-
103	Joky Luxury Nail	1,414 SF	-
104/105	AVAILABLE	2,050 SF	-
106	Chulados & Cream	640 SF	-
107	Lynda M. Brennan Counseling	317 SF	-
108	Taco Chula	1,541 SF	-
110	Hadassah Rowe Hair Studio	1,023 SF	-
111	PGA Chiropractic Health Center	2,466 SF	-
114	Daddy Brooklyn Pizza	784 SF	-
115/116	Cima Health	2,054 SF	-
117/212	George Ryan Loft & Salon	1,750 SF	-
118	Global Properties	570 SF	-
119	Core Centrix Pilates	2,141 SF	-
120	Crossroads Market & Deli	2,700 SF	-
201/211	The Escape Team	2,795 SF	-
213	Lizanne P. Blake Therapy	480 SF	-
214	Universal Lenders	479 SF	-
215	Gardens Jewish Experience	1,352 SF	-
217/219	Tan Lines Optional	830 SF	-

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SUITE	TENANT NAME	SIZE SF	PRICE / SF / YEAR
220	COMING AVAILABLE	1,240 SF	-
230	Anywhere Real Estate	3,100 SF	-
TOTALS		35,364 SF	\$0.00
AVERAGES		1,607 SF	

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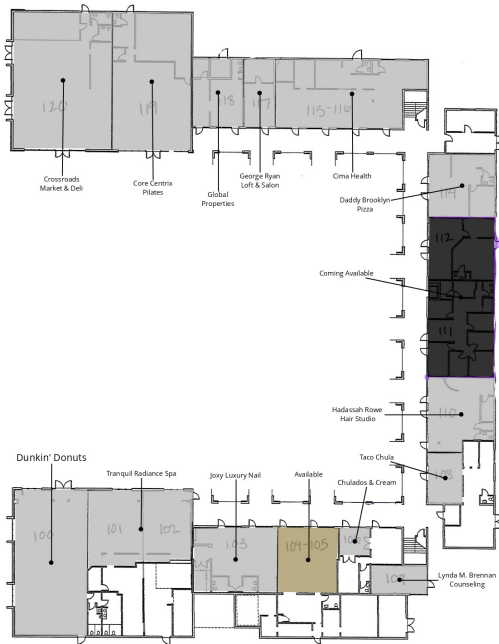
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### LEGEND

Available
Available Soon
Unavailable

### LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,240 - 2,050 SF	Lease Rate:	Negotiable

### AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
104-5	Available	2,050 SF	NNN	Negotiable	-
220	Available Soon	1,240 SF	NNN	Negotiable	-

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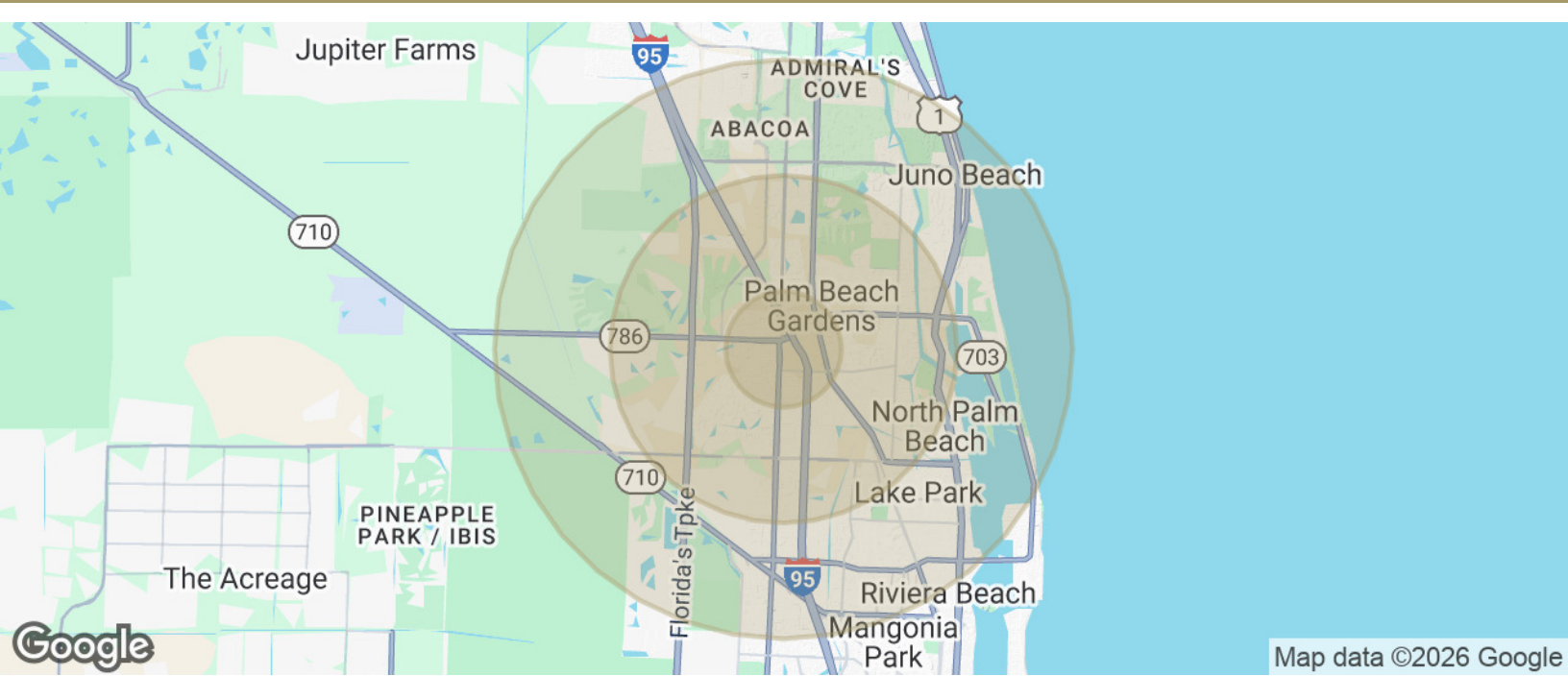




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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,119	78,793	156,493
Average Age	47	49	48
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,295	35,739	68,469
# of Persons per HH	2.1	2.2	2.3
Average HH Income	\$131,082	\$146,147	\$135,392
Average House Value	\$498,134	\$640,034	\$612,361

Demographics data derived from AlphaMap

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