



WESTWARD SHOPPING CENTER

West Palm Beach, Florida

Westward Shopping Center is conveniently located just west of I-95 on West Palm Beach’s main thoroughfare, Okeechobee Blvd. It is a 233,176 square foot regional shopping center whose tenants benefit from their close proximity to Downtown West Palm Beach and the new Palm Beach Fashion Outlets.



CENTER PROFILE

Total Square Feet	233,176
Number of Stores/Services	27
Number of Levels	1
Number of Parking Spaces	1,011

MAJOR TENANTS

Burlington	55,000 SF
Havertys Furniture	44,000 SF
Harbor Freight Tools	21,600 SF
Office Depot	19,960 SF
Aldi	18,364 SF

MARKET DEMOGRAPHICS

1 Mile	
Population	16,092
Number of Households	5,746
Average Household Income	\$57,421

3 Mile	
Population	119,104
Number of Households	52,012
Average Household Income	\$69,997

5 Mile	
Population	261,049
Number of Households	104,943
Average Household Income	\$74,572

Daily Vehicle Count	
Okeechobee Blvd	46,502



WESTWARD SHOPPING CENTER
2501 Okeechobee Boulevard
West Palm Beach, FL 33409

LEASING INQUIRIES

Morguard Management Company Inc.
551 S. Powerline Road, Pompano Beach, FL 33069
Phone 561-404-7036
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morguard.com

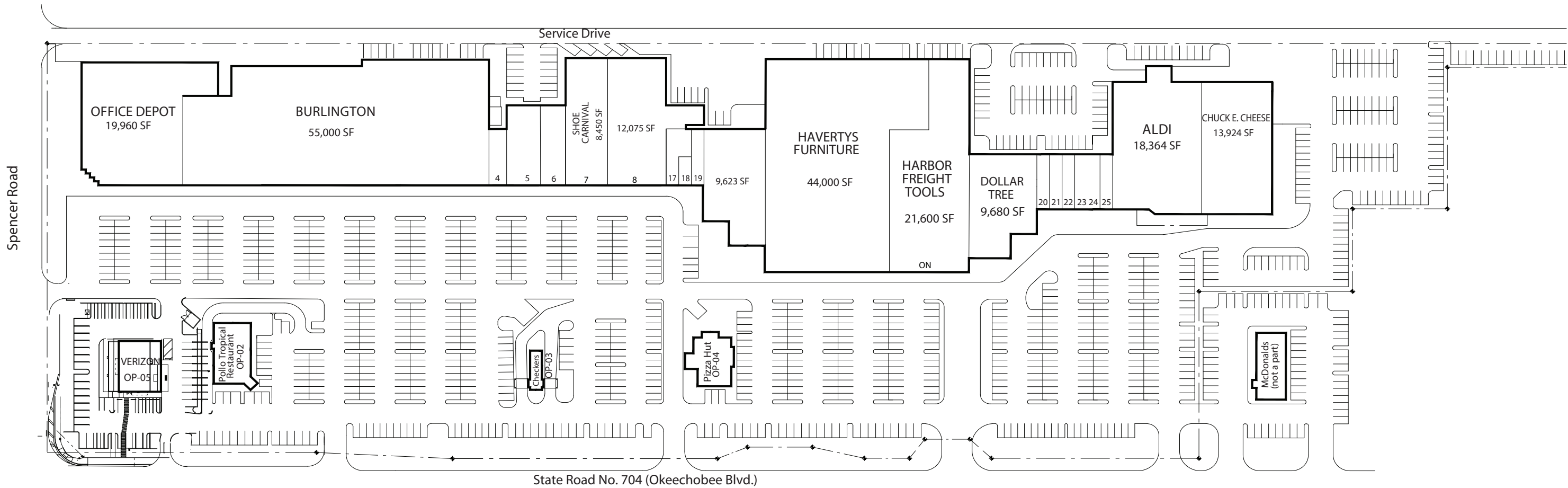


WESTWARD SHOPPING CENTER TENANT LIST

FOOTWEAR		RESTAURANT/FOOD	
Red Wing Shoe Store	17	Checkers	OP3
Shoe Carnival	7	McDonalds	
HEALTH AND BEAUTY		Pizza Hut	OP4
GNC	20	Pollo Tropical Restaurant	OP2
ELECTRONICS		Tacos Wey	25
GameStop	22	SERVICES	
WIRELESS AND CELLULAR SERVICES		America’s Best Contacts and Eyeglasses	5
Verizon Wireless	OP5	Apple Lashes	18
GENERAL MERCHANDISE & VARIETY		Brazilian Waxing By Sisters	19
Dollar Tree	LS	Zoom Tan	6
ENTERTAINMENT		H&R Block	23/24
Chuck E. Cheese	CC	Hair Cuttery	4
		Peter Glenn Ski & Sports, Run Appeal	SM
		Venus Nails	21
MAJOR TENANTS			
		Aldi	AF
		Burlington	SA
		Harbor Freight Tools	ON
		Havertys Furniture	PM
		Office Depot	OD



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Lease Plan

SCALE : N.T.S.
All dimensions subject to field verification
0' 30' 60' 120'



This exhibit shall not be deemed a warranty, representation or agreement on the part of the Landlord that the shopping center will or continue to be as indicated hereon without change, and Landlord may, from time to time and in any manner whatsoever, increase, reduce or change the parking areas or common areas as Landlord shall deem proper, and Landlord reserves the right to change the general layout and to make alterations or additions to, and to build additional stories on the buildings in which the leased premises are contained, and to add buildings adjoining same or elsewhere in the shopping center, and any other changes as may be required by governing authorities. The plan is subject to change, and is neither a warranty, representation nor agreement that prospective tenants and department stores shown here will be tenants or department stores at the location shown or at any other location at this shopping center. All measurements must be field verified.