



101  
*Renaissance  
Centre*

## RESTAURANT OPPORTUNITY

— Now Available —

Boca Raton, Florida

# Executive Summary

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Rich in history, 101 Renaissance Centre was named after the revitalization of the downtown zone in Boca Raton, Florida. Premier commercial space, well-suited to retail utilization, featuring distinctive architectural details and Mediterranean style exteriors that create a timeless and professional business and shopping sanctuary.

The location is well-placed within the Central Business District surrounded by a vibrant dining, shopping and entertainment scene.

- ◆ Ground floor of the prestigious 101 Renaissance Centre – a high visibility seven-story office building
- ◆ Proposed restaurant configuration: 4,255 – 5,060 SF enclosed / 1,673 SF outdoor dining space
- ◆ Covered Loggia entrance & dining
- ◆ Curbside valet options available and ample complimentary parking within a 5-level garage
- ◆ High visibility signage opportunities available on Federal Hwy/US1 & Dixie Hwy





## *Boca Raton's affluent demographic sets the stage for culinary success*

Household incomes and home values increase in closest proximity to Boca Raton's Central Business District.

Geographic Area	Average Household Income	Median Home Value
One-Mile Radius	\$148,744	\$907,121
Five-Mile Radius	\$106,717	\$496,541

- ◆ 39% of population ages 20-54 with 60% of residents holding advanced degrees
- ◆ Growth over the past two years is three times faster than the national average attracting a sophisticated and discerning clientele of young professionals
- ◆ 46% of HHI are \$100,000+
- ◆ Boca Raton is ranked #2 by Bloomberg Businessweek as one of the top 10 places in the United States to start a new business
- ◆ World-renowned international tourist destination with nearly 2,000 hotel rooms within a two-mile radius and a year-round influx of luxury visitors
- ◆ Location is situated amongst the highest residential values in the region including the 700-home Royal Palm Yacht and Country Club – a Forbes-rated Top 10 Gated Communities in the U.S. – where a current estate is listed for \$52M
- ◆ Area is ranked #1 for relocations from New York – 41% of people moving here are from the New York City area

# Building Features

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Building & monument signage visible from main corridors



Wrap-around covered loggia with seating areas



Storefront visibility extends 140 linear feet within a covered wrap-around loggia



Entrance along main corridor

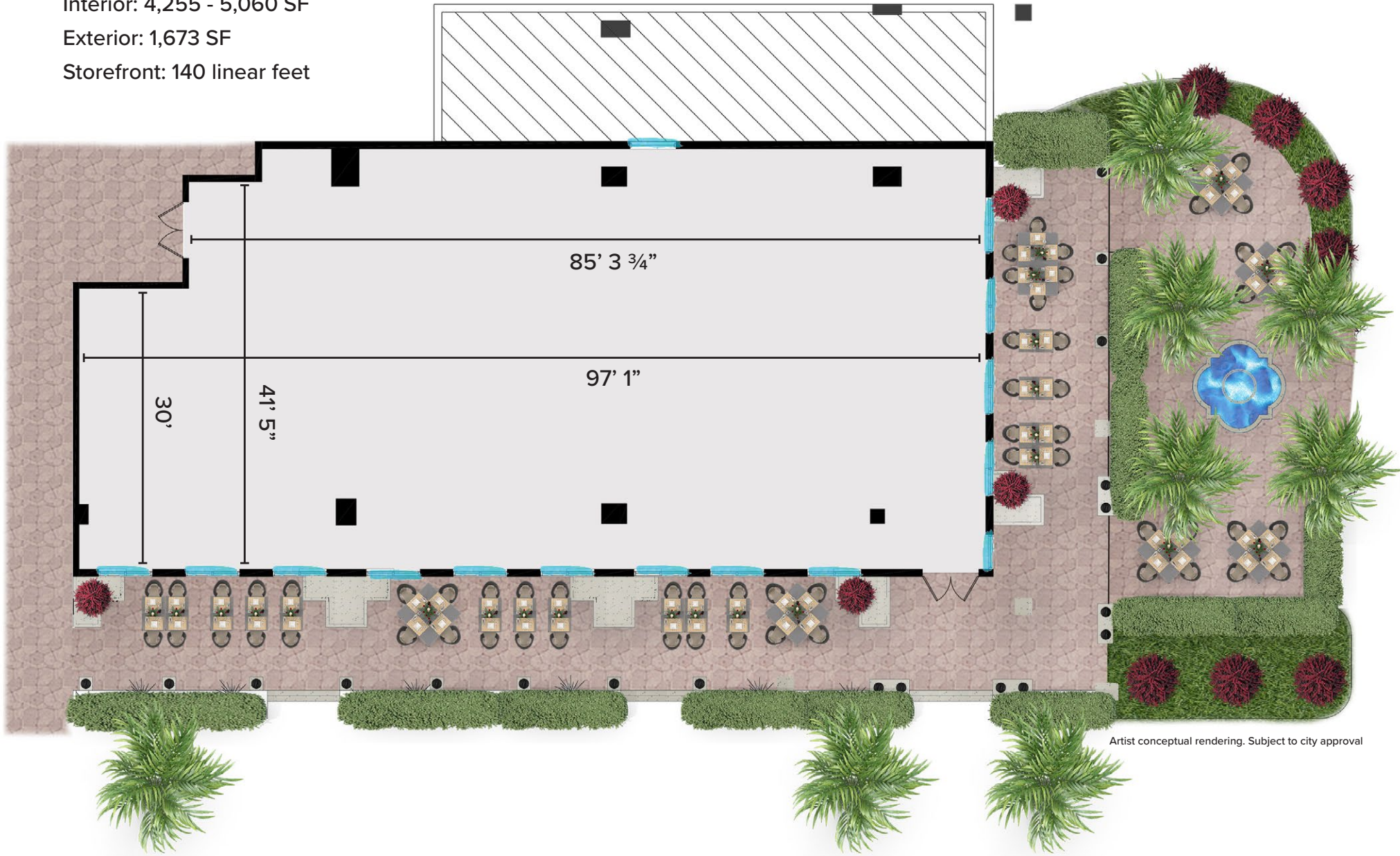
# Floor Plan (Suite 100)

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Interior: 4,255 - 5,060 SF

Exterior: 1,673 SF

Storefront: 140 linear feet



Artist conceptual rendering. Subject to city approval

# Prime Location

Situated in the prestigious enclave of East Boca Raton, 101 Renaissance Centre epitomizes sophistication and opulence. This is a high-profile venue, along Federal Highway within the heart of a dynamic downtown district, surrounded by luxury vertical residential developments, and a robust selection of arts and entertainment venues.

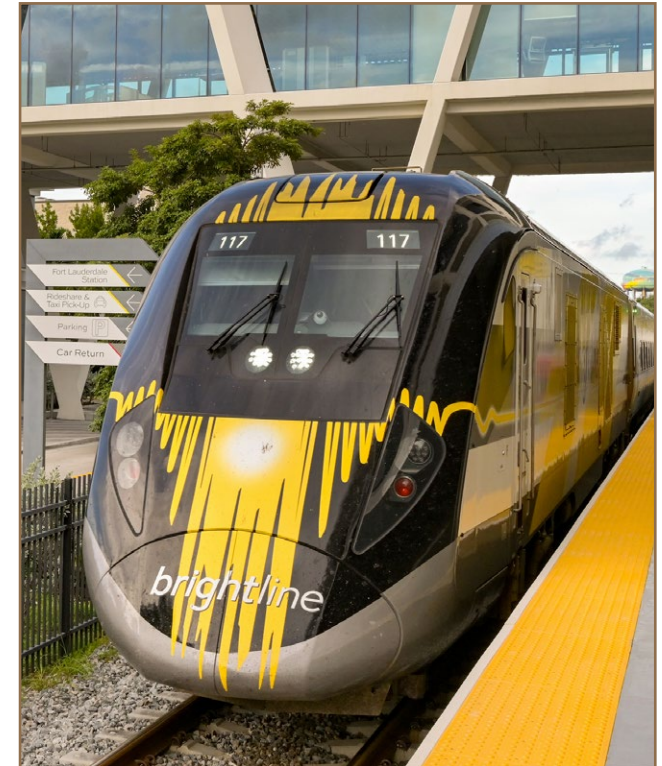
An active traffic volume of approximately 50,000 cars per day. Easily accessible from all major South Florida thoroughfares, 101 Renaissance Centre is within walking distance to the new Brightline Boca Raton station (high-speed rail - Miami to Orlando), Boca Raton's Old Town Hall, and Boca Raton Museum of Art.



Old Town Hall, Visitor's Center and Boca Raton Historical Society Museum



Boca Raton Museum of Art



Brightline High-speed Rail - Miami to Orlando

# Site Plan - Downtown Boca Raton



Situated between Miami and Palm Beach within sightlines of the Central Gold Coast of South Florida, this downtown location is nestled in the lap of the vibrant East Boca community noted for its luxury, style, and exceptional demographics.

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Redefine Modern Dining & Entertainment In Boca Raton

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For inquiries and to schedule a private viewing, contact Luanne Lenberg, SVP & Director of Retail Leasing

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