



North Palm Beach Retail Redevelopment

(Formerly Carl's Plaza)

11940 U.S. Hwy 1, Palm Beach Gardens, FL

PALM BEACH GARDENS, FL



MARKET: South Florida

COUNTY: Palm Beach

GLA: 74,780 SF

TRAFFIC COUNT: 32,808



	TOTAL POPULATION	MEDIAN AGE	AVG. HH INCOME
1 MILE	6,340	50.7	\$143,088
3 MILES	44,427	48.8	\$123,670
5 MILES	123,770	46.4	\$111,875

JOE MANNO | LEASING AGENT

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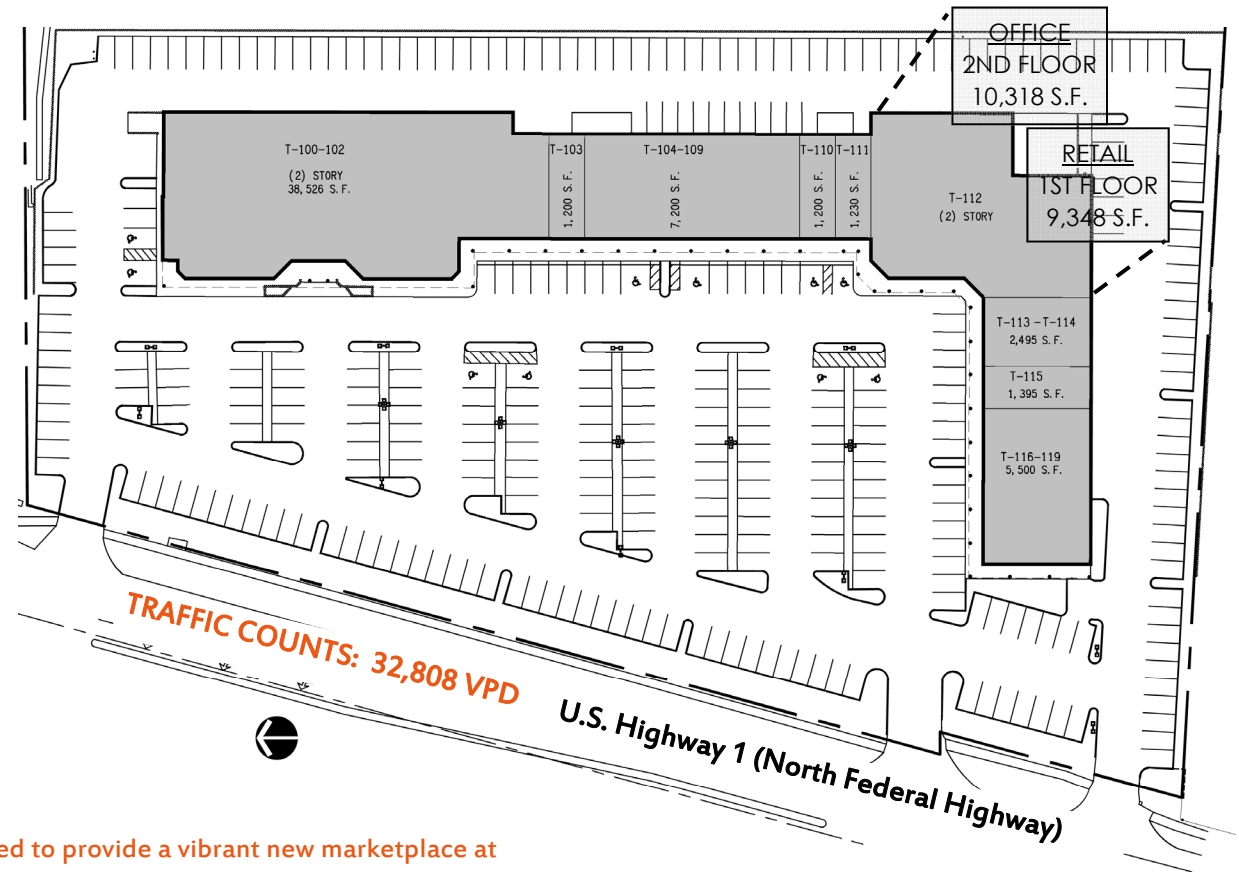
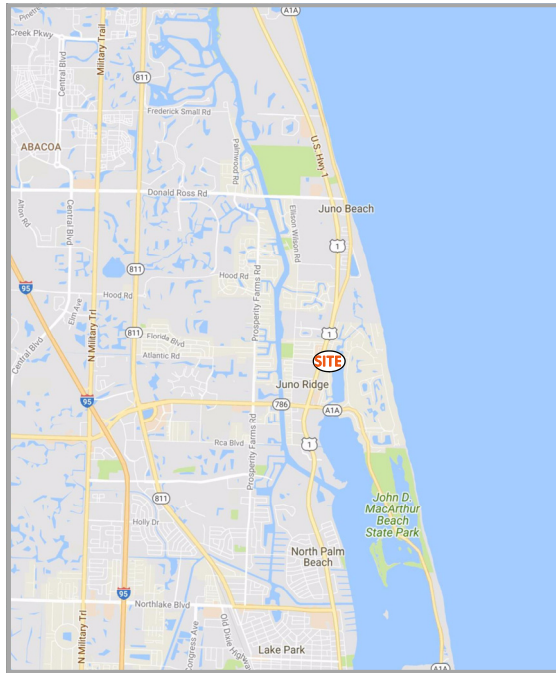


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11940 U.S. Hwy 1, North Palm Beach, FL 33408

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PROJECT HIGHLIGHTS

The former Carl's Plaza will be renovated and re-tenanted to provide a vibrant new marketplace at which to eat, shop, work and play. The plaza is being reinvented and will provide a great opportunity for retailers and restaurants to enter this affluent and dynamic trade area in a highly attractive, upgraded center. The adjacent Golden Bear Plaza, a 245,000 sf Class A office property (1,100 employees), along with FPL's headquarters (2,500 employees) and a broad range of waterfront residences in the immediate area ranging from \$2MM to \$50MM provide a captive and affluent customer base. The property is located just over a mile east of the upscale Gardens Mall, a 1.4 Million square foot regional mall ranked Number 1 in Palm Beach County for luxury goods sales. With 150+ upscale shopping destination retailers and estimated sales of \$900 per square foot, Gardens Mall creates excellent cross shopping opportunities for the former Carl's Plaza.

Best-in-class service and value creation through diligent, return-driven property management, leasing, development, and construction management



This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all which are subject to change. The showing of any names of tenants, parking spaces, square footage, cub-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate or that any parking spaces, cub-cuts or traffic controls do or will continue to exist. Moreover, any demographic set forth in this flyer or for illustrative purposes only and shall not be deemed a representation by Landlord of their accuracy.