

100% LEASED

ELEGANT HEALTH AND BEAUTY SPACE AVAILABLE

495 NE 4TH STREET, #5, DELRAY BEACH, FL



DOWNTOWN DELRAY WITH ON-SITE PARKING

EXCLUSIVE RETAIL LEASING

KATZ & ASSOCIATES

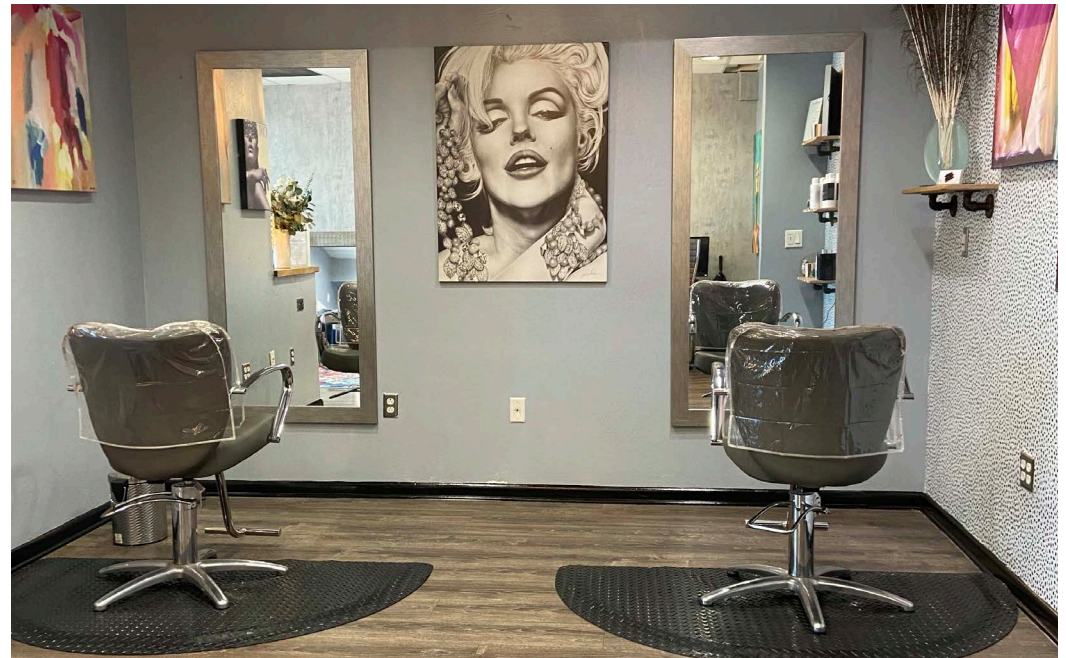
RETAIL REAL ESTATE ADVISORS

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PROPERTY OVERVIEW

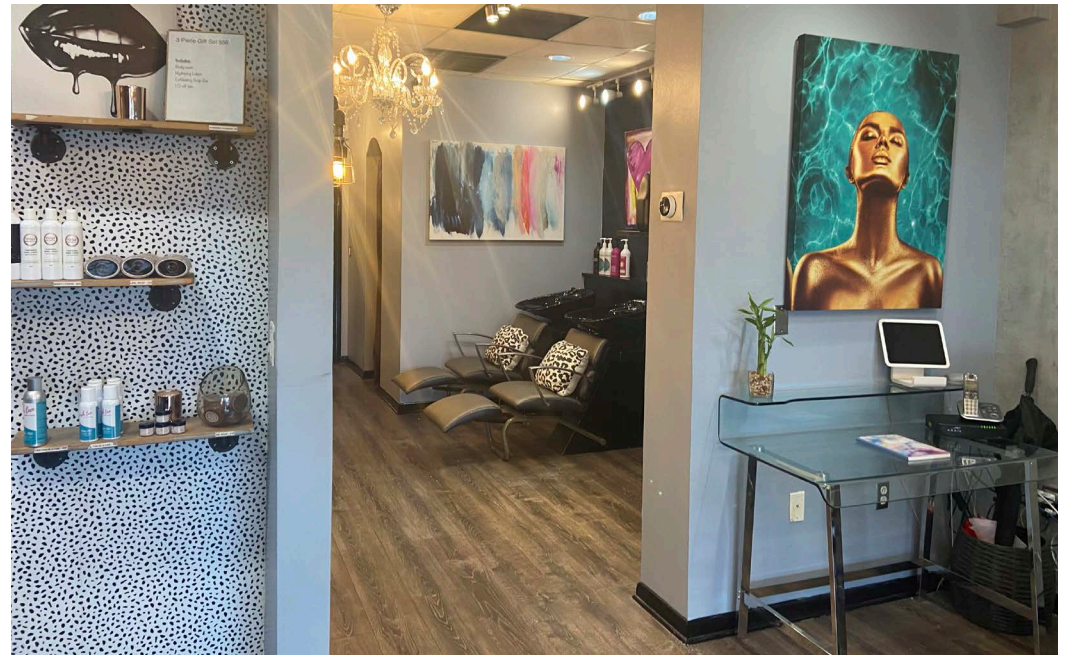
HIGHLIGHTS

- Synergistic co-tenants to help grow client base
- Located in downtown Delray area with on-site parking and sensible rent
- Situated near hip, fashion-forward art and dining district
- Few short steps from Publix grocers
- Average household income is more than \$171,000 in a one mile radius

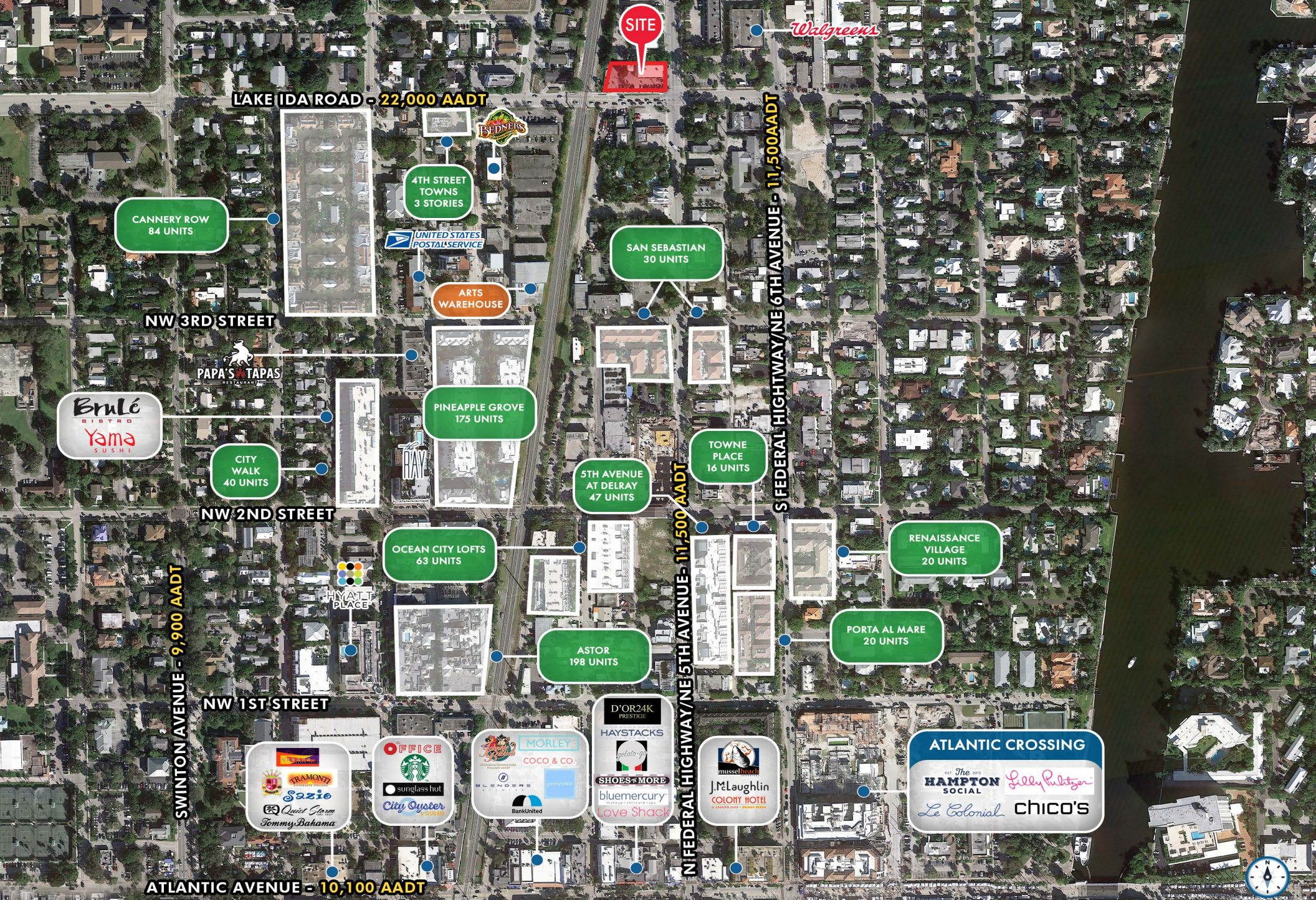


DEMOGRAPHICS

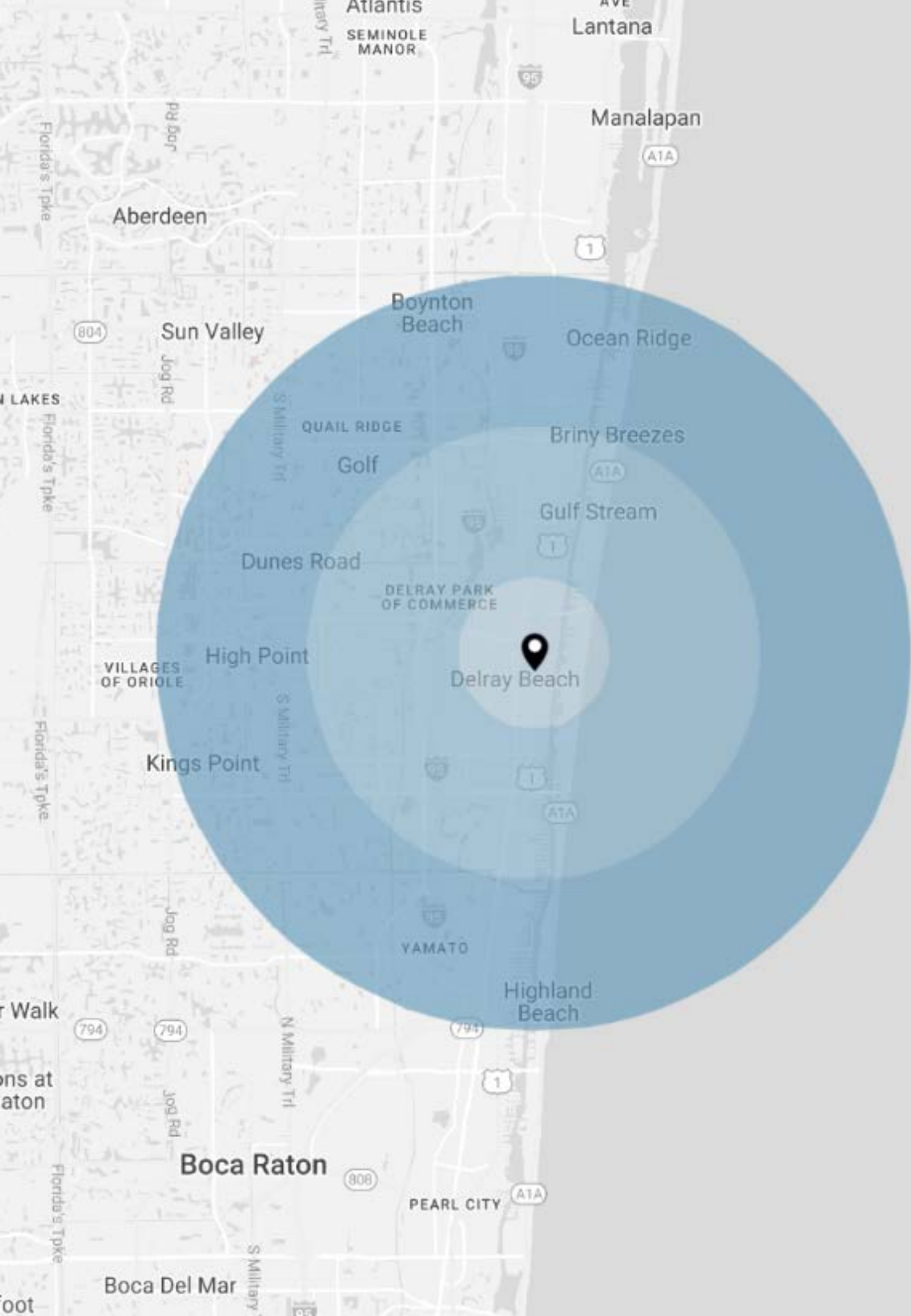
	1 Mile	3 Miles	5 Miles
POPULATION	11,681	72,223	179,179
HOUSEHOLDS	5,789	33,606	86,959
DAYTIME EMPLOYEES	10,423	62,948	158,716
AVERAGE HH INCOME	\$171,545	\$122,455	\$111,733
	5 Minutes	10 Minutes	15 Minutes
POPULATION	26,632	109,224	219,070
HOUSEHOLDS	11,971	51,284	105,539
DAYTIME EMPLOYEES	21,906	53,674	116,932
AVERAGE HH INCOME	\$151,960	\$118,164	\$107,777



495 NE 4TH STREET #5 | EXECUTIVE SUMMARY



495 NE 4TH STREET #5 | MARKET AERIAL



CONTACT AGENT

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