

# CITYWALK



**200 NE 2nd Avenue  
Delray Beach, FL 33444**

## HIGHLIGHTS

- Located in downtown Delray Beach's Pineapple Grove district just two blocks north of busy Atlantic Avenue, a popular destination for locals and tourists seeking shopping, entertainment, dining and night life
- First floor retail with street front and garage parking, outdoor seating areas
- Part of 4-story residential condo building in a dense, walkable neighborhood
- 3-mile daytime population is +40,600

## TRAFFIC COUNTS

- 5,266 on NE 2nd Avenue; 2,886 on NE 2nd Street
- 25,000 on Atlantic Avenue; 10,000 on Swinton Avenue / 11,000 on US1

## SPACE AVAILABLE

- 2,294 SF - Suite 101



## DEMOGRAPHICS\*

	1 MI	3 MI	5 MI
POPULATION	14,293	75,592	179,543
HOUSEHOLDS	6,411	34,980	87,387
AHI	\$135,333	\$103,908	\$98,478

\*Estimated 2023. This information was provided from government & private sources deemed to be reliable, however, it is provided without representation or warranty.



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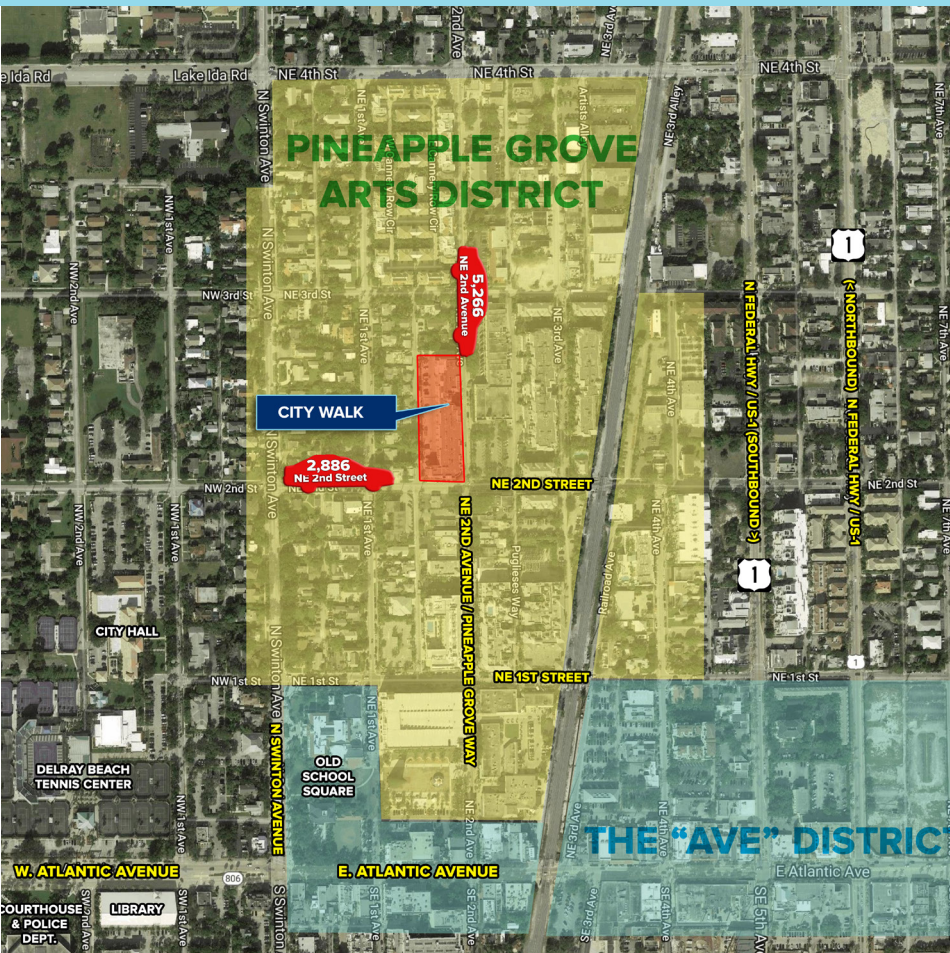
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NE 2ND AVENUE



## TENANT LEGEND

BAY	TENANT	SQ FT
<b>200 NE 2ND AVENUE</b>		
101	Une Belle Trouvaille	2,294
102	Tern Studio	1,190
103	Zapitell Law Firm	1,587
104	Pineapple Spa	1,285
105	Sugaring NYC	1,006
106	Professional Financial Services	974
107	Joseph's Wine Bar	1,022
108-109	Brule Bistro	2,119
110-111	Yama	2,123
112	Rove Salon	1,020
113	Susan Blakely Jewelry	990
114	Whit's Frozen Custard	1,062