

6,357 SF & 6,479 SF RETAIL SPACE AVAILABLE FOR LEASE

SHOPPES AT DEERFIELD



W HILLSBORO BLVD

S POWERLINE ROAD

W HILLSBORO BLVD. & POWERLINE | DEERFIELD | FLORIDA

CBRE | KIMCO REALTY



SITE HIGHLIGHTS



Gross Leasable Area

409,693 SF



Parking Spaces

2,040



AADT

85,000

Publix

DOLLAR TREE

Burlington

CHASE

OUTBACK
STEAKHOUSE®

Cano
Health

Chick-fil-A

J.CREW

five BELOW

TJ-maxx

ULTA
BEAUTY

Marshalls

SITE PLAN

Available Potentially Available



#	TENANT	SQ FT						
1	Alberto Insurance	660	24	Marshall's	27,000	49	China Buffet and Grill	7,532
2	Deerfield Buzz	1,540	25	Rainbow Apparel	6,500	50	Youfit Health Clubs	29,760
3	Sunrise Chinese	950	26	Bath & Body Works	3,525	51	MD Now	4,750
4	Panera Bread	4,820	27	H&R Block	3,475	52	The Stitch N Print Store	750
5	Publix	42,112	28	Skechers	7,415	53	North Broward Dental Care	1,000
6	Pure Green	1,200	29	HEARx	1,200	54	Simpres	800
7	Vitamin Emporium	1,200	30	Sally Beauty Supply	1,600	55	Auto Tags of North Broward	1,204
8	Class Jewelers	1,200	31	Available (2nd Gen. Restaurant)	1,600	56	Charleys Philly Steaks	1,508
9	Crumbl Cookies	2,400	32	Cici's Pizza	4,000	57	Outback Steakhouse	6,708
10	The Pawsh Life	1,200	33	GameStop	2,000	58	Citibank	2,520
11	Five Below	9,000	34	Yogurt UR Way	1,200	59	Taco Bell	2,450
12	Milano Nail Salon	4,500	35	American Nails & Spa	2,400	60	Wing Stop	1,300
13	Eugene Arts	2,400	36	Peggy's Hair & Nails	1,200	61	Better Vapes	975
14	Mia Cake House	2,402	37	Lala Chic Boutique	1,200	62	Monica B. Weick, DDS	1,950
15	The UPS Store	2,000	38	Pho 594	3,200	63	Sports Clips	1,469
16	Pet Supermarket	6,000	39	Teaspoon	1,600	64	Verizon Wireless Premium Agent	1,782
17	Burlington	35,004	40	Available (2nd Gen. Restaurant)	6,357	65	Chase Bank	3,745
17A	J. Crew Factory	6,556	41	USA Wireless	1,491	66	Chick Fil A	4,986
17B	Available	6,479	42	Paragon Theaters	32,368	67	First Watch Cafe	3,000
18	TJ Maxx	30,481	43	Fratellis Pizza, Pasta & Vino	1,537	68	Marco's Top Burger	1,875
19	Ulta Cosmetics	9,737	44	Preferred PT Associates	3,341	69	Smoothie King	1,125
20	Medsport	1,200	45	Hotworx	2,598	70	EZPay Electronics	1,125
21	Truelove Diamonds	1,200	46	Boca Deerfield Footcare Center	1,401	71	Exquisite Nails	1,125
22	Supercuts	1,200	47	Dollar Tree	10,800	72	Nothing Bundt Cakes	1,738
23	America's Best Contacts & Eyeglasses	3,000	48	Cano Health	11,008	73	Flagstar Bank N.A.	5,513

2025 DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	14,387	140,921	347,686
DAYTIME POPULATION	12,260	130,889	368,247
AVG. HOUSE-HOLD INCOME	\$108,225	\$108,956	\$122,263
MEDIAN AGE	50.2	45.3	44.8



SITE AERIAL



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