



# DELRAY

MARKETPLACE

A **KITE**® CENTER

DELRAY  
MARKETPLACE







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**D**elray Marketplace is an entertainment-oriented lifestyle center featuring a main street layout that incorporates street-front retail shops and restaurants with convenient parking throughout. It also includes an outdoor amphitheater that hosts music, performances, and family-friendly events weekly.

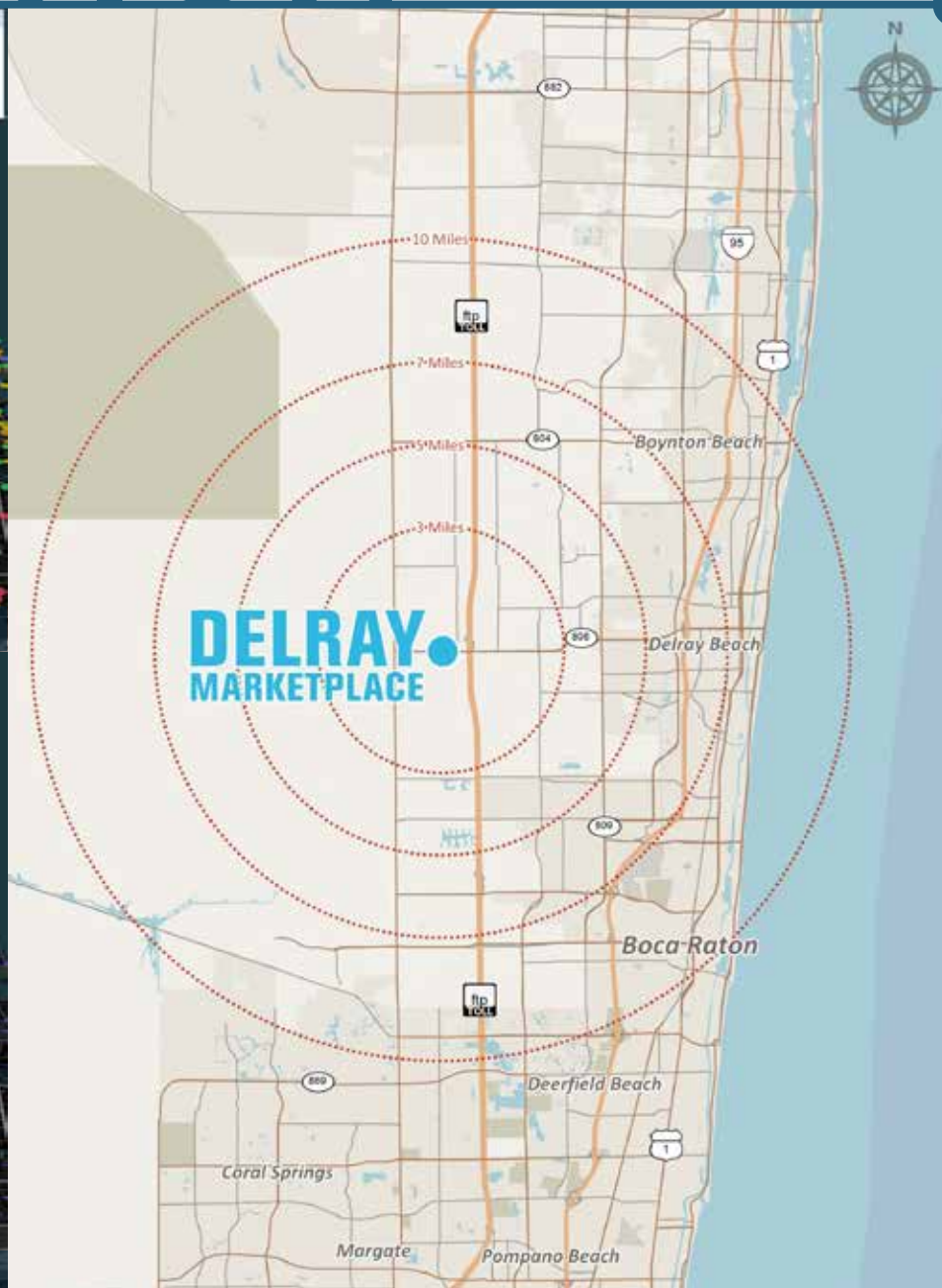
A mainstay of the affluent Delray community, Delray Marketplace's premier retailers, acclaimed restaurants, and inviting layout lead to long, enjoyable visits from a consistent and engaged customer base.

Delray Marketplace has just completed a multi-million dollar renovation to upgrade key center elements and provide an enhanced visitor experience.



# LOCATION

14851 Lyons Road  
Delray Beach, FL 33446



## PREMIUM ACCESS & VISIBILITY

Delray Marketplace is located on the newly improved 4-lane Atlantic Avenue, between the Florida Turnpike interchange and US Hwy 441, with four (4) main entrance points into the lifestyle center off Atlantic Ave. and Lyons Road.

## 2.2 MILLION TRIPS

There were **2.2 million** trips made to Delray Marketplace in 2024. Nearly **63%** of all trips to the center were taken by people that live **<7 miles** from the center.

Over 782K trips were taken on the weekends in 2024 at Delray Marketplace.



STONE CREEK RANCH



SEVEN BRIDGES | GL HOMES



DAKOTA DELRAY



INBOUND POPULATION SURGE

Delray Marketplace is located in a thriving community of luxury homes and wealthy families that is experiencing rapid inbound growth from Miami and Broward County.



AVG HOME VALUES



AVG HOUSEHOLD INCOME

\$1.76M  
1-mile

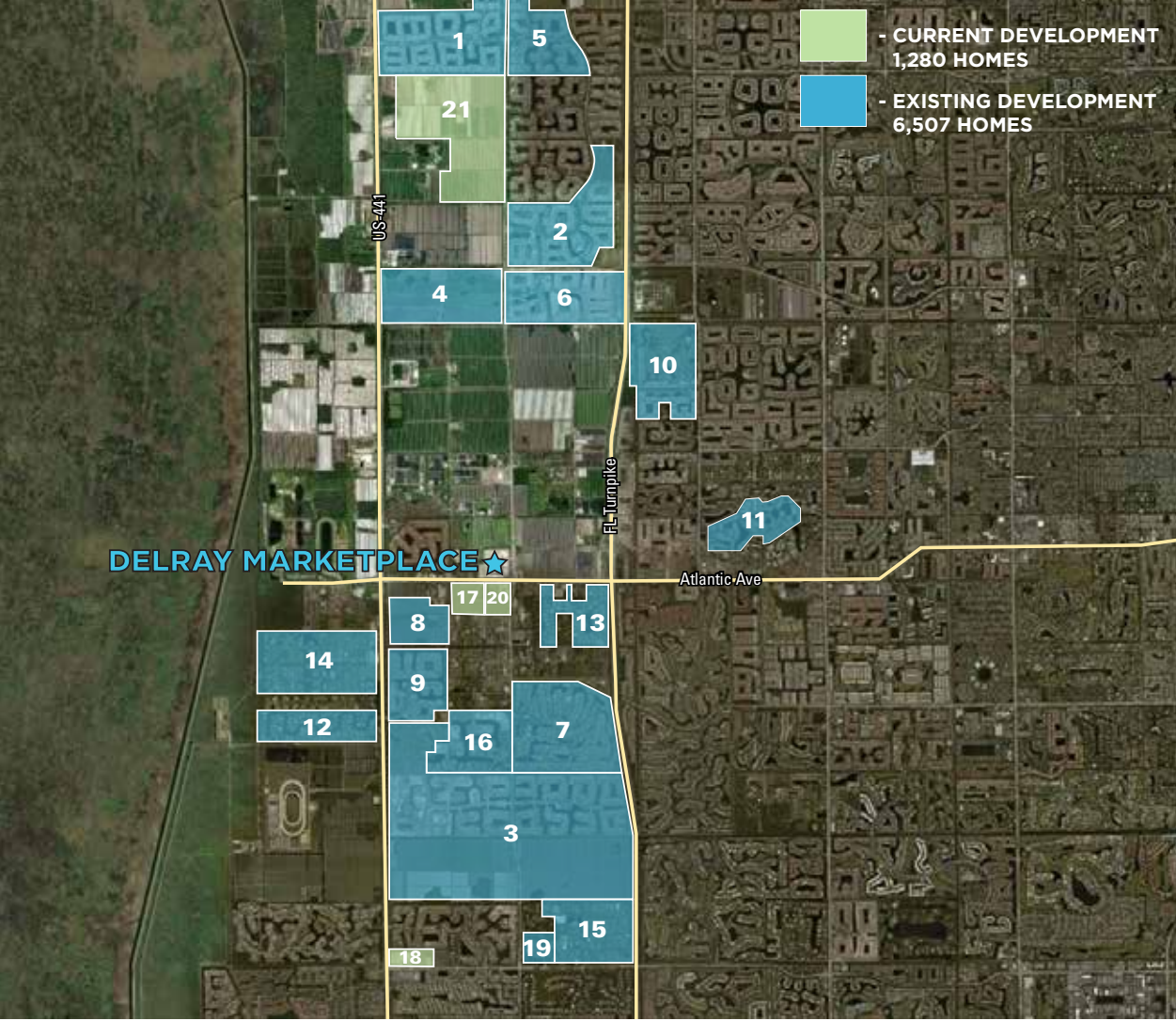
\$873K  
3-mile

\$758K  
5-mile

\$286,949  
1-mile

\$132,982  
5-mile

\$151,067  
3-mile

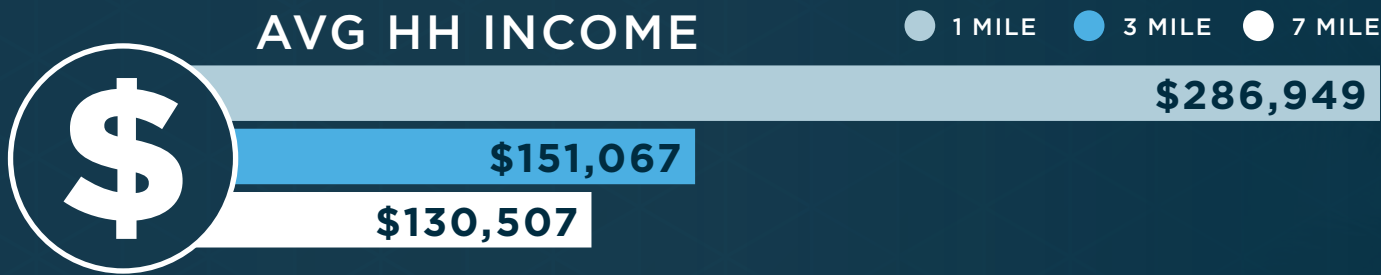


MANY RESIDENTIAL PROJECTS  
DEVELOPING IN THE AREA

- |  |  |
|--|--|
| 1. Valencia Reserve   1000+ Homes      | 12. Rio Poco   175 Homes                                     |
| 2. Valencia Cove   822 Homes           | 13. Delray Lake Estates   80 Homes                           |
| 3. Seven Bridges   701 Homes           | 14. Tierra del Rey Estates   78 Homes                        |
| 4. Valencia Sound   653 Homes          | 15. Horseshoe Acres   41 Homes                               |
| 5. Canyon Lakes   500 Homes            | 16. Stone Creek Ranch   37 Homes                             |
| 6. Valencia Bay   582 Homes            | 17. The Reserve at Atlantic   480 Units                      |
| 7. Mizner Country Club   471 Homes     | 18. Clint Moore Road   299 Homes                             |
| 8. Dakota Delray   387 Homes           | 19. Le Rivage   18 Homes                                     |
| 9. Saturnia Isles   356 Homes          | 20. Modern Garden Estates   20 Homes                         |
| 10. Polo Trace   389 Homes             | 21. GL Homes 55+ Development   481 Homes Exceeding \$1M Each |
| 11. Avalon Trails & Villas   217 Homes |  |



# DELRAY MARKETPLACE DEMOGRAPHICS



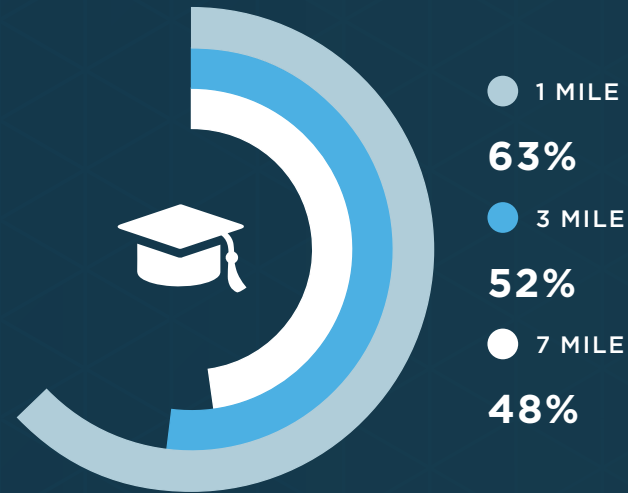
## HOUSEHOLDS



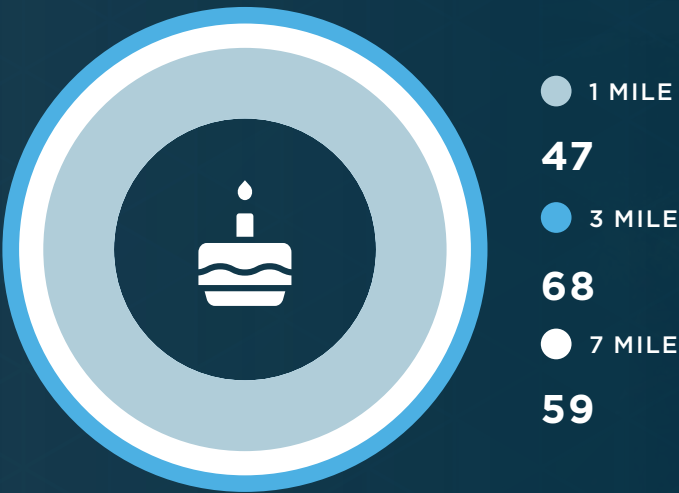
## POPULATION



## BACHELORS DEGREE OR HIGHER



## MEDIAN AGE



### TOP THREE CUSTOMERS

#### 1. Power Elite

(1-mile: 84.3% | 3-mile: 27%)

The wealthiest households in the US, living in the most exclusive neighborhoods, and enjoying all that life has to offer.

#### 2. Booming with Confidence

(1-mile: 10.5% | 3-mile: 26.4%)

Prosperous, established couples in their peak earning years living in suburban homes.

#### 3. Active & Thriving Retirees

(1-mile: 2% | 3-mile: 36%)

Retirees living in homes, settled residences and communities.

SEGMENTS - EXPERIAN MOSAIC DATA

2023, DEMOGRAPHIC SOURCE: SYN-  
ERGOS TECHNOLOGIES INC. (STI)  
POPSTATS







APPAREL

- chico's
- LOFT
- VERSONA
- SOMA
- Pearl  
BY DAVID'S
- WHBM  
WHITEHOUSEBLACKMARKET

GROCERY

- Publix

DINING & ENTERTAINMENT

- GanZo  
sushi ramen izakaya
- Batch  
New Southern  
KITCHEN & TAP
- Hooky  
Movies • Bowling • Food • Games
- BURT & MAX'S  
EST. 2012  
BAR AND GRILLE

HEALTH, BEAUTY AND WELLNESS

- Orangetheory  
FITNESS
- STRETCHLAB
- SALT
- restore  
HYPER WELLNESS + CRYOTHERAPY
- EUROPEAN  
WAX  
CENTER

HOME DÉCOR AND FURNISHINGS

- Harmony  
LUXURY FURNITURE
- CHD
- Posh  
design studio





# A VIBRANT SHOPPING EXPERIENCE

Delray Marketplace offers an exclusive mix of unique shops, galleries, services, and even grocery to meet a wide spectrum of shopper needs.

**\$2M+ renovation throughout 2024.** This includes new branding, new signage, new paint schemes, new awnings, and landscaping upgrades.







A LIVELY  
DINING EXPERIENCE





# EVENTS

## 2025

Yoga on the Green (first Thursday mornings, third Tuesday evenings)

Music Fests (Wednesdays, October through April)

## APRIL

Easter Egg Hunt

Purim (hosted by Chabad of Delray)

## OCTOBER

Halloween Trick or Treat

## NOVEMBER

Holiday Happenings

## DECEMBER

Chanukah Celebration



### A THRIVING SOCIAL SCENE

When the sun sets, Delray Marketplace offers the most sought after restaurants in the area. The unique layout of the center generates a one-of-a-kind ambiance and social setting.



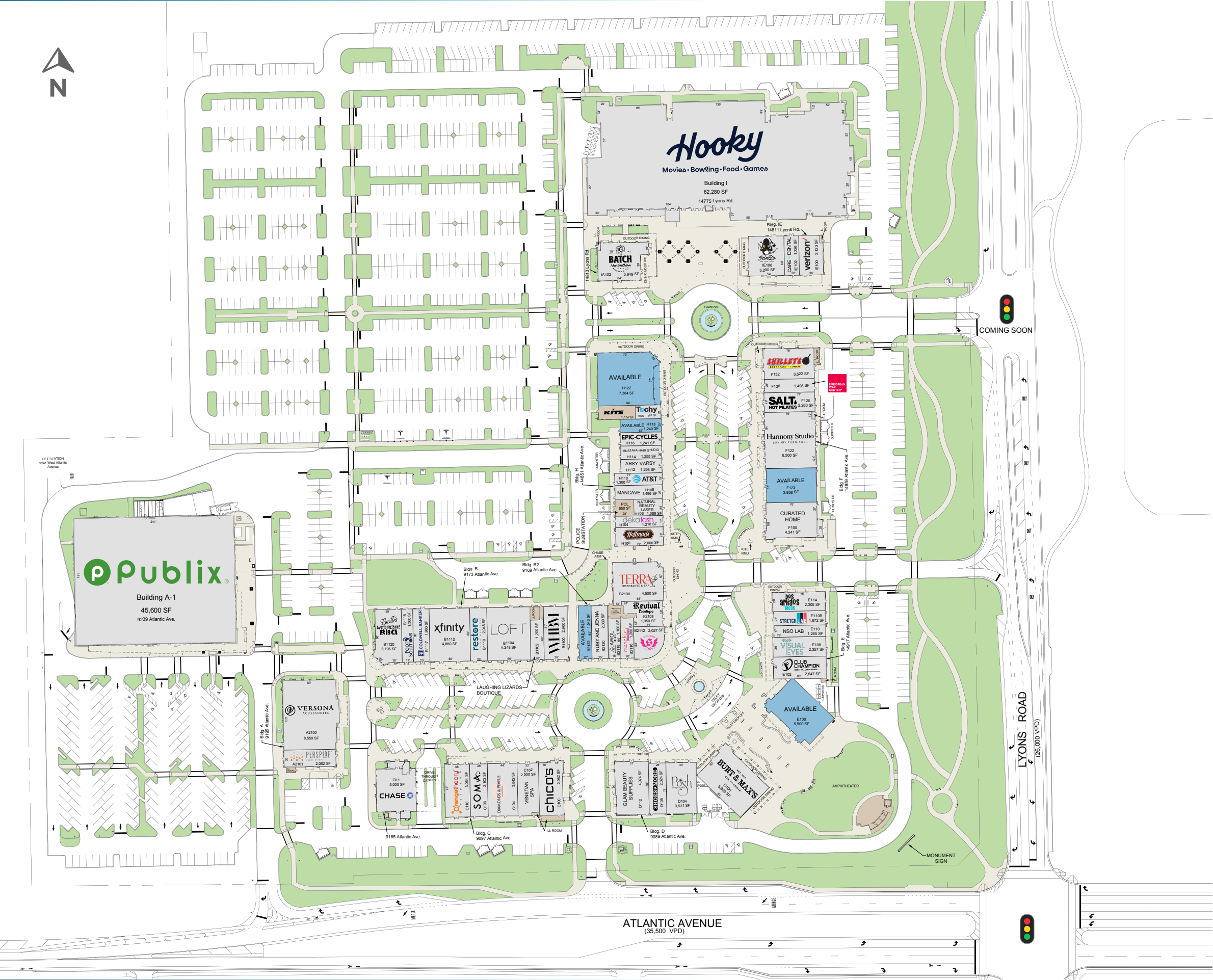
# LEASING PLAN

GLA: 260,504 SF

## AVAILABLE SPACE

B2122	1,543 SF
E100*	5,500 SF
F123	3,958 SF
H118	1,240 SF
H122*	7,384 SF

\* Second generation restaurant space  
Information as of 6/2/2025







**KRG**  
**LISTED**  
**NYSE**

**888 577 5600**  
**kiterealty.com**

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Indianapolis, IN 46204

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LEASING CONTACT:

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