

For Lease

500 Yamato Road
East Boca Raton, FL

@ Yamato Rd & Federal Hwy

- QSR drive-thru opportunity
- Multiple access points
- Opportunity to lease existing building or ground lease



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Location Overview

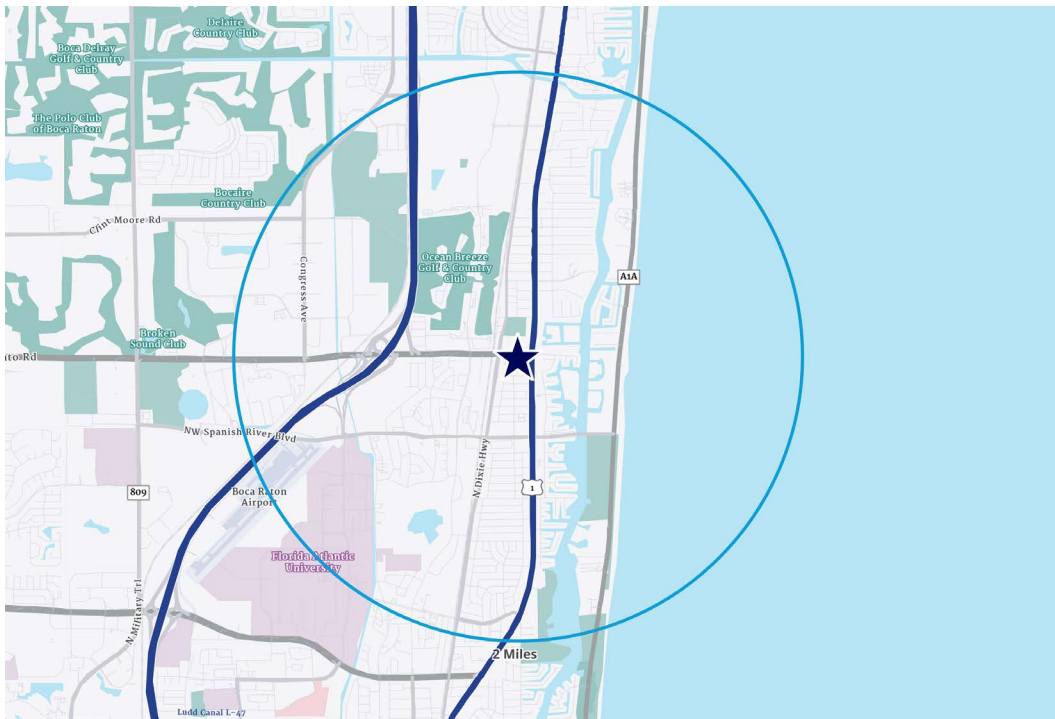
Boca Raton, located in southeastern Florida's Palm Beach County, is a vibrant city known for its beautiful coastline, rich history, and thriving business environment. As of 2023, the city has an estimated population of approximately 99,974 residents, reflecting steady growth over the past decade. The city boasts five miles of Atlantic coastline and 49 parks encompassing 1,650 acres of recreational space, promoting a healthy and active lifestyle. Notably, Boca Raton was among the first U.S. cities to adopt a tree protection ordinance, preserving its abundant green spaces and waterfront activities.

Boca Raton has evolved into a significant business hub, hosting over 30 corporate headquarters. This development was spurred by the creation of the personal computer at the local IBM campus in 1967. The city is also home to three nationally ranked universities and numerous A-rated public and private schools, fostering a culture of education, research, and innovation.

Boca Raton continues to attract new residents and businesses, offering a blend of coastal beauty, historical charm, and economic opportunity.

Property Information

Civic Address	500 E Yamato Road, Boca Raton FL 33431
Municipality	Boca Raton
Parcel Number	06-43-47-08-34-003-0000
Building Size	724 SF
Subdivision	Sanctuary Place
Parking	Paved on-site parking areas; approximately 20 stalls plus drive thru
Use Type	2200- Restaurant, Drive Thru



Zoning

- R-B-1 - Business (06-BOCA RATON)
- Examples of potential uses:
 - Quick service restaurants
 - coffee
 - drinks/smoothie cafe

Key Highlights

- Restaurant with drive-thru opportunity
- Direct frontage on Yamato Road - major traffic artery in Palm Beach County
- Convenient access and just a few blocks east of I-95 exit
- Massive daytime population



Close to hospital



46,500 AADT

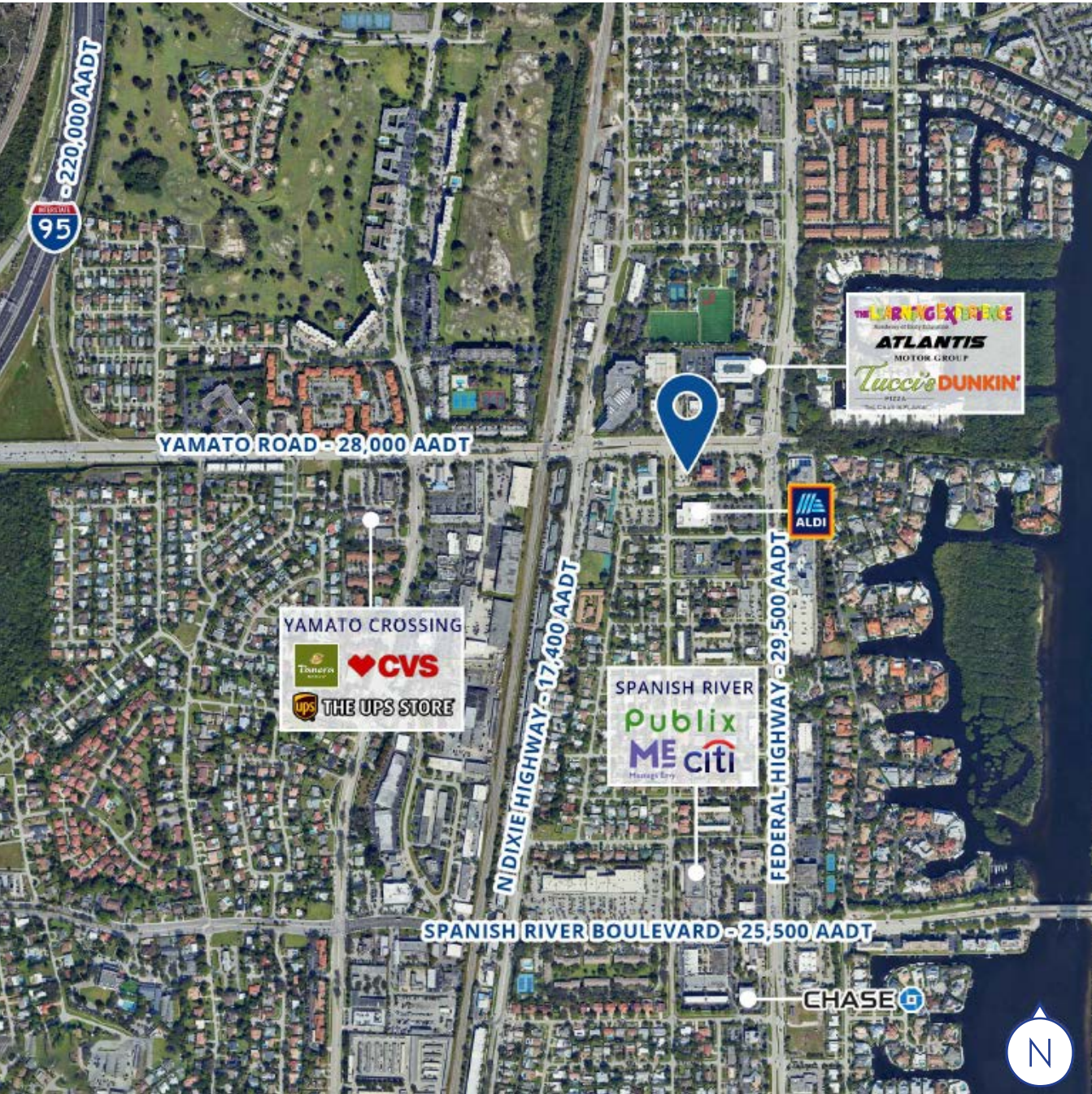


High density residential/
commercial market

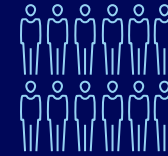


Close to I-95

Retail Aerial



Demographics



2024
population

165,910



2024 Average
Household Income

\$140,088



Transport
Score

40



Bike
Score

80



Walk
Score

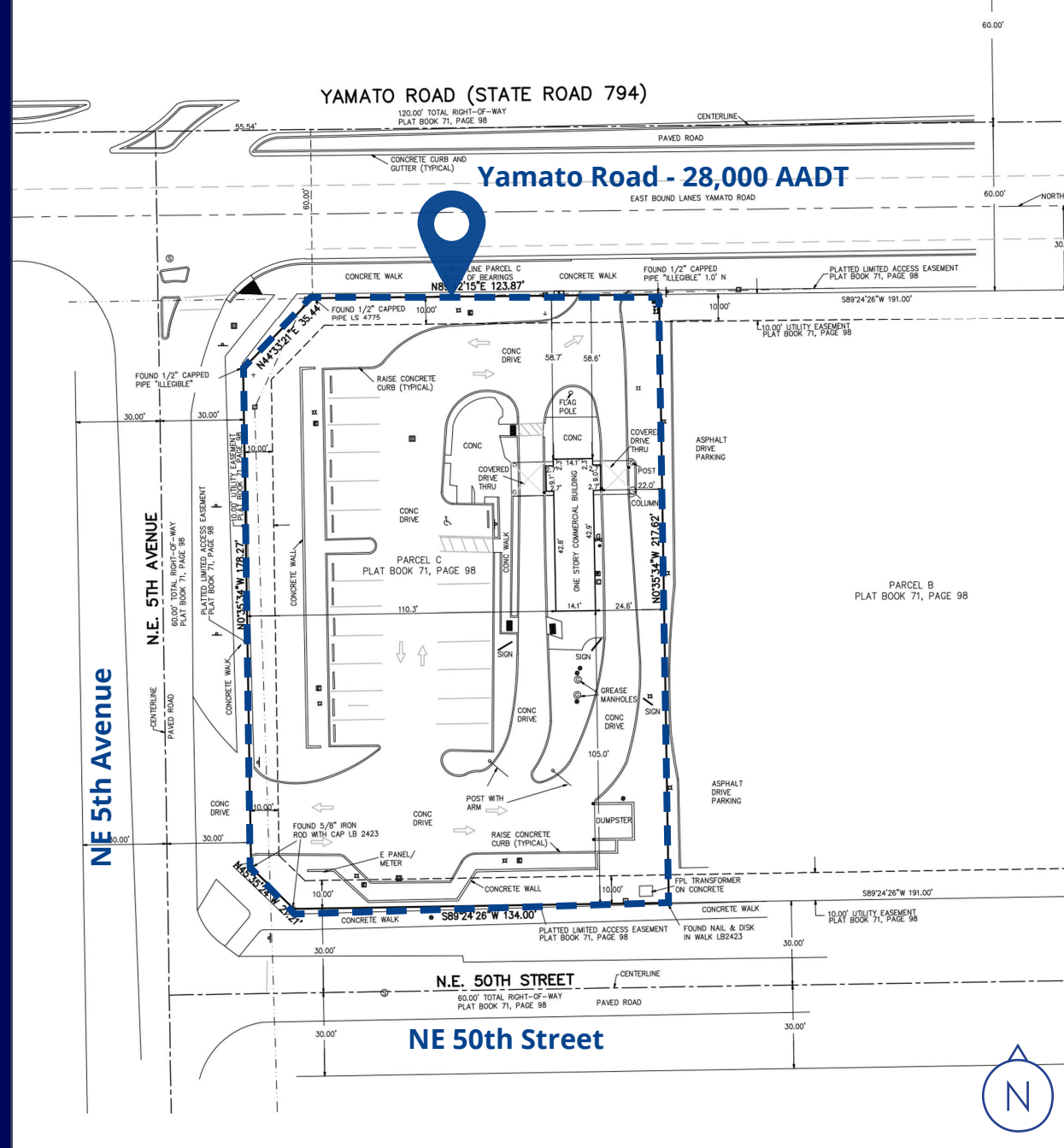
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