

# YAMATO CROSSING



**222 Yamato Road  
Boca Raton, Florida 33431**

## HIGHLIGHTS

- Busy signalized intersection at the SWC of Yamato Road & NW 2nd Avenue
- Strong demographics
- Daytime population +108,000 within 3 miles
- Less than 1/2 mile east I-95 interchange
- Less than 1/2 mile west of US Hwy 1
- Excellent access and visibility

## TRAFFIC COUNTS

- 47,857 on Yamato Road
- 12,461 on NW 2nd Avenue

## SPACE AVAILABLE

- 1,300 SF - Suite 103
- .17 Acre Outparcel

## JOIN THESE ESTABLISHED RETAILERS



## DEMOGRAPHICS\*

	1 MI	3 MI	5 MI
<b>POPULATION</b>	9,256	73,250	193,494
<b>MEDIAN AGE</b>	45	47	48
<b>AHI</b>	\$108,228	\$171,659	\$175,573

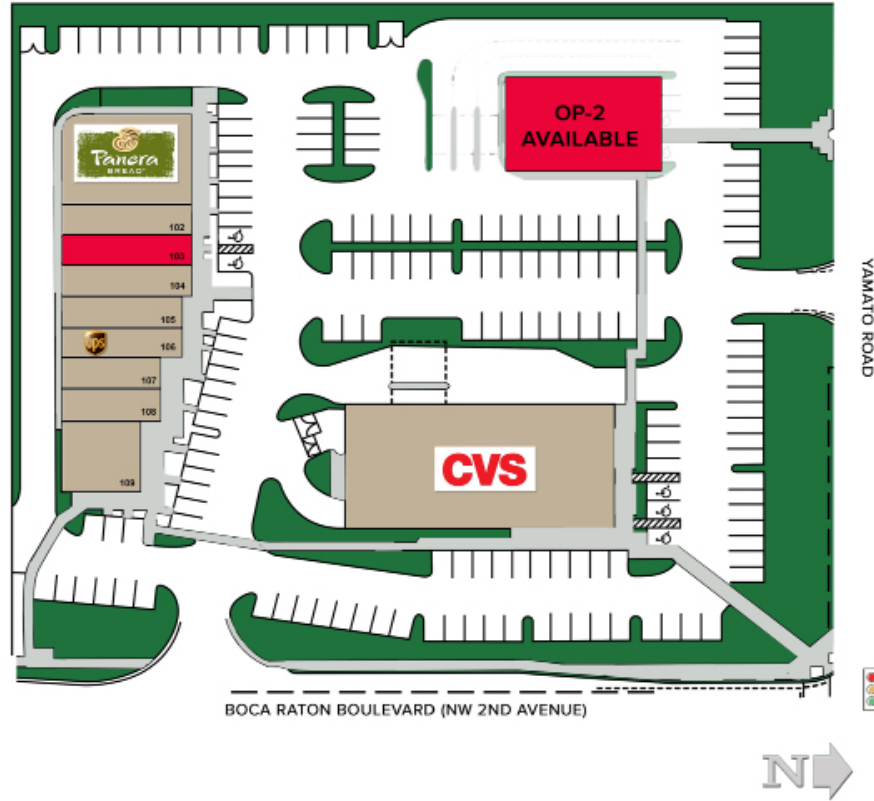
\* Estimated 2025. This information was provided from government & private sources deemed to be reliable, however, it is provided without representation or warranty.



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## TENANT LEGEND

BAY	TENANT	SQ FT
<b>222 YAMATO ROAD</b>		
101	Panera Bread	4,200
102	Goodwill Donation Center	1,000
<b>103</b>	<b>AVAILABLE</b>	<b>1,300</b>
104	Art of Hair Salon	1,300
105	Nail Oasis	1,200
106	UPS Store	1,132
107	Dermagen Spa	922
108	Piacere Wood Fired Pizza	1,000
109	Yamato Family Dental	1,800
<b>202 YAMATO ROAD</b>		
	CVS	10,908
OP2	<b>AVAILABLE</b>	<b>.17 AC</b>