



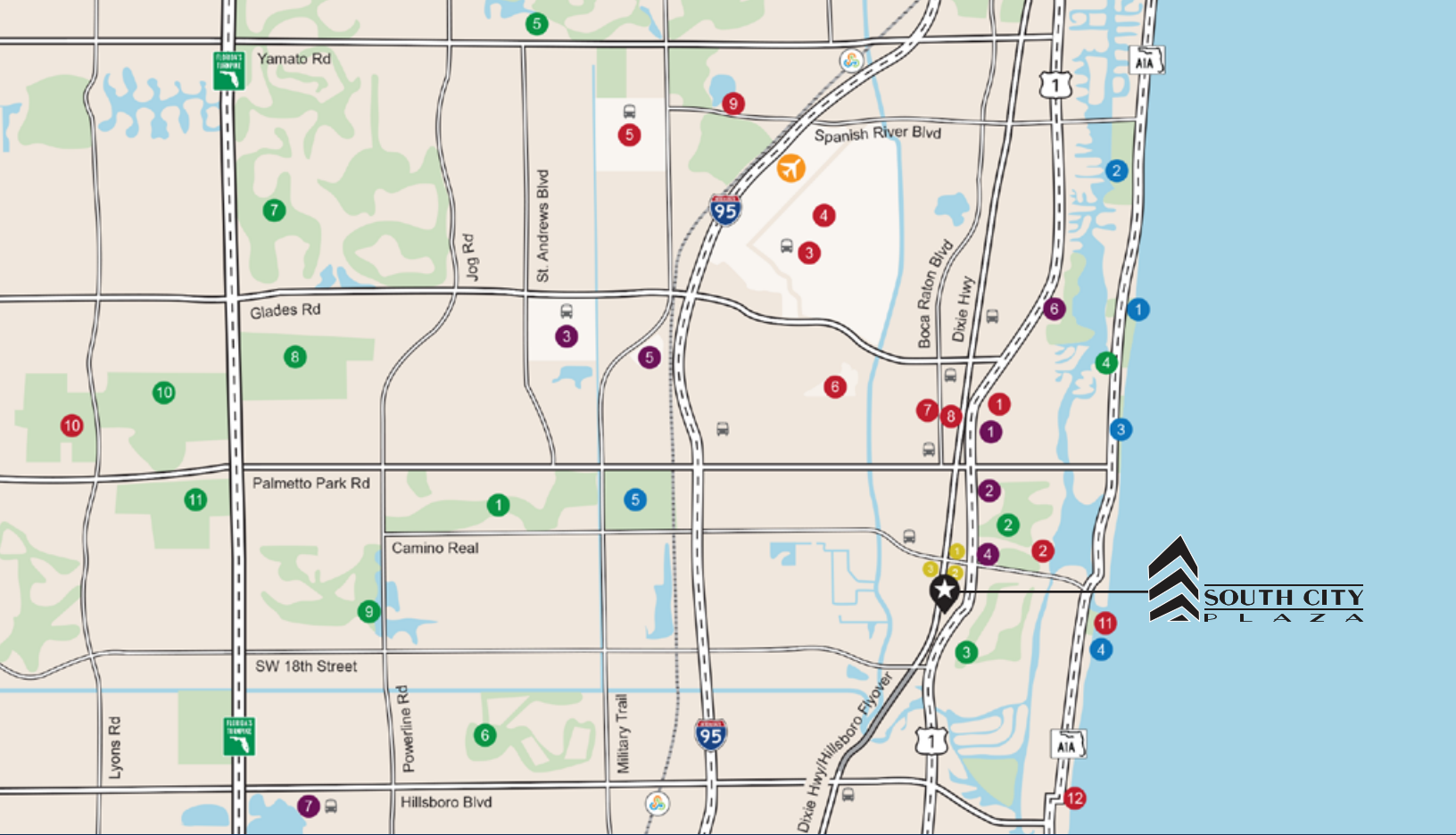
1515 SOUTH FEDERAL HIGHWAY BOCA RATON, FLORIDA 33432

- 177,911-square-foot, four-story Class A office building
- Five minutes to I-95 via Dixie Highway/Hillsboro flyover
- Gourmet cafe
- Complimentary conference facility
- Private fitness center with showers and locker rooms
- Attached, covered parking garage with direct access to each floor
- Back-up generator available to tenants
- Fiber lit (AT&T, Verizon, TW Telecom) DirecTV & Comcast
- Evening security and 24/7 building access
- High-visibility monument signage



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For leasing information please contact
DYANA KENNEY
561.750.1030 | dkenney@pennflorida.com



1515 South Federal Highway Boca Raton, Florida, 33432

Retail



- | | |
|---------------------------|---|
| Mizner Park | 1 |
| Royal Palm Place | 2 |
| Town Center at Boca Raton | 3 |
| Via Mizner | 4 |
| The Shops at Boca Center | 5 |
| Fifth Avenue Shops | 6 |
| Deerfield Mall | 7 |

Points of Interest



- | | |
|-------------------------------|----|
| Boca Raton Museum of Art | 1 |
| Boca Raton Resort & Club | 2 |
| Florida Atlantic University | 3 |
| FAU Stadium | 4 |
| Lynn University | 5 |
| Boca Raton Regional Hospital | 6 |
| Boca Raton Children's Museum | 7 |
| The Boca Raton Public Library | 8 |
| Spanish River Library | 9 |
| West Boca Medical Center | 10 |
| Boca Raton Inlet | 11 |
| Deerfield Beach Fishing Pier | 12 |

Parks



- | | |
|---------------------------|---|
| Gumbo Limbo Nature Center | 1 |
| Spanish River Park | 2 |
| South Beach Park | 3 |
| South Inlet Park | 4 |
| Sugar Sand Park | 5 |



Groceries

- | | |
|---|---------------------|
| 1 | Trader Joe's |
| 2 | Publix Super Market |
| 3 | The Fresh Market |



Golf Courses

- | | |
|----|-----------------------------------|
| 1 | Via Mizner Golf & Country Club |
| 2 | Boca Raton Golf Club |
| 3 | Royal Palm Yacht & Country Club |
| 4 | Red Reef Oceanfront Golf Course |
| 5 | Broken Sound Golf Course |
| 6 | Deer Creek Golf Club |
| 7 | Boca West Country Club |
| 8 | Boca Grove Plantation Golf Course |
| 9 | The Club at Boca Pointe |
| 10 | Boca Lago Golf Course |
| 11 | Boca Rio Golf Club |



Transportation

- | | |
|--------|------------------------------------|
| 2.4 mi | I-95 |
| 1.9 mi | A1A |
| 5.7 mi | Florida Turnpike |
| 5.8 mi | Boca Raton Executive Airport |
| 3.1 mi | Tri Rail - Deerfield Beach Station |
| 6.5 mi | Tri Rail - Boca Raton Station |



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