



## Florida Center with Experiential Retail Nears Opening: Restaurants, Movie Theater, Grocer Planned for Uptown Boca

The first new mixed-use center serving the western suburbs of Boca Raton, Florida, in about 20 years is close to completion. The \$200 million project called Uptown Boca is along Glades Road and will combine residences and experiential retail.

Tenants in the first phase of the project will start opening in the first quarter of 2020, according to developers Giles Capital Group, Rosemurgy Properties and Schmier Property Group, in partnership with Wheelock Street Capital. Lucky's Market will anchor the first phase, and other retailers to sign on include Silverspot Cinema, Chick-fil-A, Bolay and BurgerFi.

The second phase will include 456 apartments, with 25% devoted to workforce housing units. Multifamily leasing is expected to begin next year.

Boca Raton is an affluent community of more than 100,000 residents north of Miami in southern Palm Beach County. Unincorporated areas west of Boca Raton experienced explosive growth in the 1990s, with large homes in country club communities helping to raise the area's profile.



With traditional retail centers failing to attract shoppers as they once did, Rosemurgy Properties' Alex Rosemurgy has said that new centers should offer patrons an experience with grocery, movie and restaurant tenants. What's more, refurbished malls and new shopping centers are starting to incorporate apartments, providing residents with nearby conveniences and the tenants with a steady customer base.

Richard Lackey, a retail and restaurant consultant in Palm Beach Gardens, Florida, said some "centers of the future" are incorporating tenants that offer ping-pong and trampolining.

"The key word here is experiential," said Lackey in an interview. "You're getting extended life in the shopping center and giving people more reasons to go to the complex."

For the Record

Current Builders is the general contractor, and Marc Wiener is the project architect. Roxanne Register and Nicole Fontaine with Katz & Associates represent the landlord, Glades 95th Owner LLC, and are the exclusive retail leasing agents for Uptown Boca.