

COMMERCIAL Real Estate

South Florida's Prime Commercial Locations Available through GL Commercial!

GL Commercial is a full service commercial real estate development company based in Sunrise, Florida. GL Commercial focuses on anchored and un-anchored retail projects, suburban office projects, and mixed use development throughout the Southeast. Offering a wide array of services including leasing and management, GL Commercial provides expertise with initial site selection, planning,

the Bank Atlantic Center, Sawgrass Mills Mall and many restaurants and retailers. 1600 Sawgrass is a newly constructed building offering on-site property management, ample parking and security via keycard only access and security cameras.

Also in Broward County and available for leasing now is GL Commercial's Fountain Square, an 80,000 square foot mixed use

Road in Boynton Beach, Florida. Boynton Beach residents are highly anticipating the grand opening of Canyon Town Center and are eager to utilize the 54,000 square foot Publix that anchors the Center. Publix will be opening it's doors in November of 2008. Canyon Town Center's existing tenants include Publix, Am Trust, Panera Bread, Dry Clean USA, US Post Office, Conte Salon, Sole Mio Italian Restaurant, Massage Envy, Hair Cuttery, Nail Salon, Bank of America, Wachovia, and Walgreen's. Canyon Town Center will have residents visiting from the 30,000 neighboring homes approved within a 5 mile radius. Canyon Town Center is the first and one of only two approved commercial centers in the Agricultural Reserve in Palm Beach County and will be a true mixed use project with a "Main Street" feel of retailers and restaurants combined with office and loft/work-live units above Canyon's Main Street retail.

The Main Street concept will encourage patrons to walk throughout the center and spend time within the project. Retail bays are available starting at 1,300 square feet and office bays are available starting at 800 square feet. Canyon Town Center will feature the Town Center Amphitheatre as well as an interactive fountain adjacent to a "town center green" where local residents and patrons can congregate and enjoy entertainment. Canyon Town Center is expected to grand open late in 2008.

The Shoppes at SilverIsles, another prime GL Commercial Broward property, is a 30,000 square foot retail center located on the Northwest corner of Miramar Parkway and Dykes Road, half a mile West of I-75 in Miramar, Florida. Tenants include CVS, Citibank, Chili's Restaurant, AT&T and Regions Bank. The Shoppes at SilverIsles is a major commercial corner in Miramar serving a population of over 120,000 people in a 3 mile radius. Retail bays are available from 900 square feet and up.

"GL Commercial is actively seeking new development and re-development opportunities throughout the State of Florida," said Friedman. "This is an exciting time to cultivate new relationships and we are looking forward to the grand openings of both Fountain Square and Canyon Town Center."



Canyon Town Center

design, entitlements, development and construction. As an affiliate to GL Homes, one of the nation's largest residential builders, GL Commercial benefits from over 35 years of experience in all facets of the real estate industry.

"GL Commercial is actively pursuing new commercial development opportunities in Florida," said Michael Friedman, President of GL Commercial. "Through our affiliate, GL Homes, GL Commercial's portfolio of land holdings provides for future large-scale commercial development opportunities in Hillsboro, St. Lucie, Broward, Palm Beach and Lee Counties."

Currently in Broward County, GL Commercial is leasing class "A" corporate office space at 1600 Sawgrass, a 100,000 square foot office building in Sunrise, Florida. 1600 Sawgrass is located 1/4 mile East of the Sawgrass Expressway on Sawgrass Corporate Parkway and Sunrise Boulevard at the International Plaza, just minutes from

(office & retail) project located on Pines Boulevard in Pembroke Pines, Florida. At Fountain Square, there will be 40,000 square feet of office space and 40,000 square feet of retail space. Tenants at Fountain Square include Total Wine, Max Muscle, Starbucks, FedEx Kinkos, Am Trust Bank and Chipotle Grill. Fountain Square is the only class "A" office space available in western Pembroke Pines with office suites starting at 600 square feet. Fountain Square offers ample parking and furnished units are available. At Fountain Square retailers have good exposure as 65,000 cars-per-day drive by the location. Building signage rights are available as well as retail and restaurant spaces for leasing. Fountain Square is nearing completion and will be ready for occupancy in the summer of 2008.

Actively under construction now and also available for leasing is Canyon Town Center, a 200,000 square foot Publix-anchored shopping center located on the Southeast corner of Boynton Beach Boulevard & Lyons