

500 BROWARD

FINANCIAL CENTRE

Prime Retail / Restaurant For Lease

500 E Broward Blvd, Fort Lauderdale, FL 33394



Strong economic growth in Downtown Fort Lauderdale continues to drive demand, supported by a growing residential base, a dense daytime population, and one of South Florida's most active business districts.



Broward Financial Centre

3-Mile Demographics

147,718	202,632
Estimated Population	Daytime Population
42.9	71,341
Median Age	Estimated Households
\$137,984	14,019
Average Household Income	Total Businesses

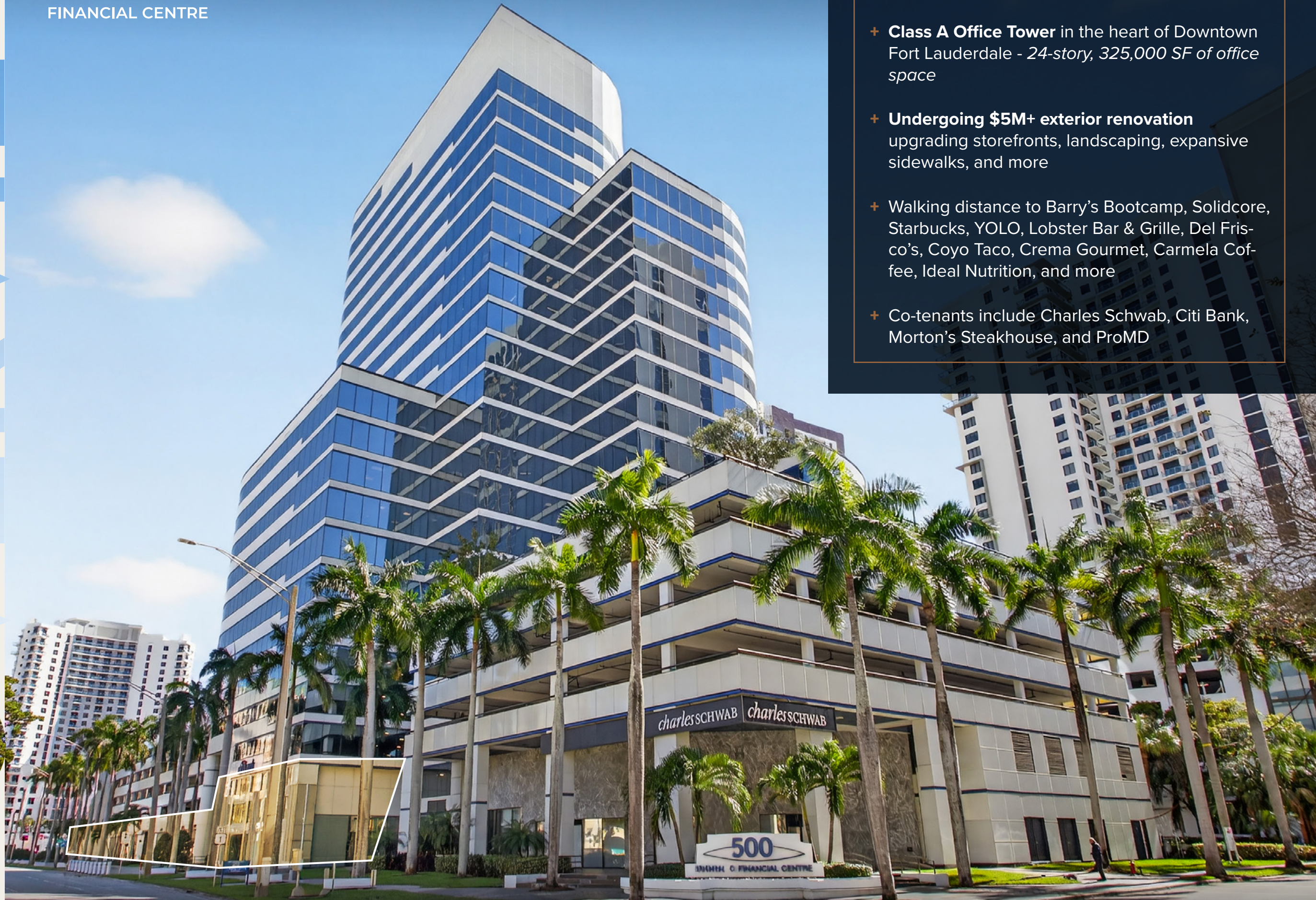
Nearby Retailers





PROPERTY REVIEW

500 BROWARD FINANCIAL CENTRE

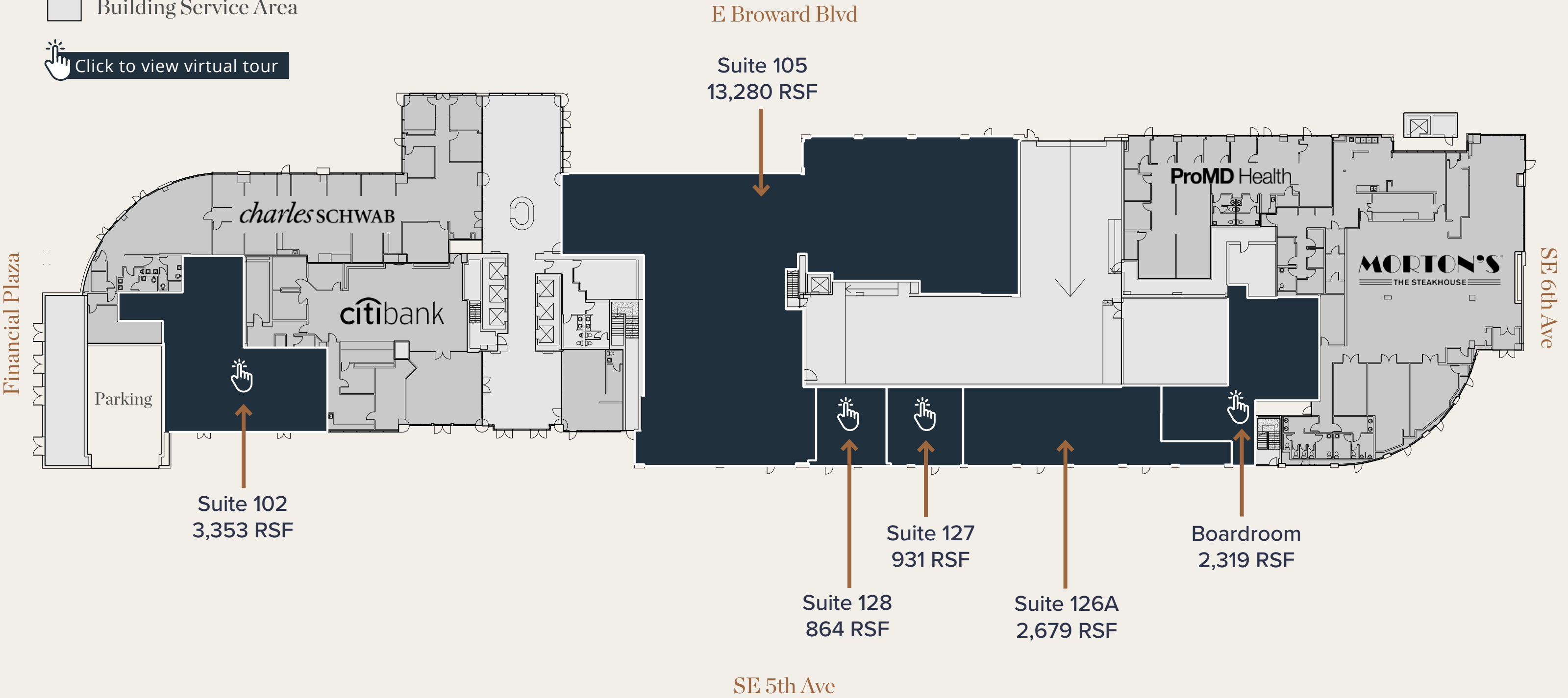


- + **Retail and restaurant spaces** at the base of 500 E Broward, located at the Gateway to Las Olas
- + **Class A Office Tower** in the heart of Downtown Fort Lauderdale - 24-story, 325,000 SF of office space
- + **Undergoing \$5M+ exterior renovation** upgrading storefronts, landscaping, expansive sidewalks, and more
- + Walking distance to Barry's Bootcamp, Solidcore, Starbucks, YOLO, Lobster Bar & Grille, Del Frisco's, Coyo Taco, Crema Gourmet, Carmela Coffee, Ideal Nutrition, and more
- + Co-tenants include Charles Schwab, Citi Bank, Morton's Steakhouse, and ProMD

Site Plan

- Available Retail
- Leased
- Building Service Area

 Click to view virtual tour



Points of Interest

1. Mona's

2. JB&C Juice Bar & Cafe

3. Batch, The Cookie Company

4. Blueprint Cookies

5. Heritage

6. Glitch Bar

7. Patio Bar & Pizza

8. Good Luck Cat Cafe

9. The Whole Enchilada Fresh Mexican Grill

10. Hatch

11. North Italia

12. Wells Coffee - Flagler Village

13. Circle House Coffee

14. Sip Java Co.

15. Shuck N Dive

16. Jersey Mike's Subs

17. Sistrunk Marketplace & Brewery

18. Mitch's Downtown Bagel Cafe

19. Batch New Southern Kitchen and Tap: Ft Lauderdale

20. Tacocraft Taqueria & Tequila Bar

21. 511 Bar & Lounge

22. Livia Bar and Grill

23. Laudy Bar - Craft Kitchen & Cocktails

24. Mister O1 Pizza - Ft Lauderdale

25. Doc B's Restaurant

26. Foxy Brown

27. Colada Cuban Cafe - Ft Lauderdale

28. Rhythm & Vine

29. Vale Healthy Kitchen

30. Temple Street Eatery

31. Top Hat Deli

32. Suan Thai and Japanese Restaurant

33. The Wilder

34. Sarpino's Pizzeria - Ft Lauderdale

35. Ichimora

36. Morton's The Steakhouse

37. Café Bastille Ft Lauderdale

38. Fogo de Chao Brazilian Steakhouse
- Moxies

39. Pura Vida Miami

40. YOLO Restaurant

41. Java & Jam

42. Eddie V's Prime Seafood

43. Crema Gourmet Ft Lauderdale

44. La Corte Cafe

45. Elba Las Olas

46. Lobster Bar Sea Grille

47. IT! Italy Ristorante & Cafe & Bar

48. The Cheesecake Factory

49. Big City Tavern

50. American Social

51. Boathouse At The Riverside

52. El Camino Ft Lauderdale

53. Vinos on Las Olas

54. Caffe Europa

55. Louie Bossi's Ristorante Bar Pizzeria

56. Ann's Florist and Coffee Bar

57. Luigis Tuscan Grill

58. Casa Sensei

59. PLANTA Queen

60. Baires Grill - Las Olas

61. Rocco's Tacos & Tequila Bar

62. Floridian Restaurant

63. Bombay Darbar Indian Restaurant

64. Askaneli Premium Georgian and International Restaurant

65. Raw Brewing Company

66. The Fitz Bar & Lounge

67. Wells Coffee Tarpon River

68. Tarpon River Brewing

69. Thats a Wrap Sandwich Co

70. Luigi's Coal Oven Pizza

71. Hoffman's Chocolates

72. Pan'e Dolci Italian Bakery

73. Wild Sea Las Olas

74. Red Door Asian Bistro & Hibachi

75. Einstein Bros. Bagels

76. Coyo Taco

77. SALT7
78. Rooftop @1WLO

79. Bodega Taqueria y Tequila

80. Velvet Taco

81. Tin Roof

82. Wawa

83. Aldi

84. Checkers

85. Office Depot

86. Winn Dixie

87. Dunkin'

88. Arby's

89. Wendy's

90. Cyclebar

91. European Wax Center

92. PNC

93. The Fresh Market

94. FedEx Office

95. Brightline

96. McDonald's

97. McDonald's

98. CVS Pharmacy

99. Regions

100. Publix

101. Publix

102. Publix

103. Sunglass Hut

104. Yeti

Warby Parker

105. Tommy Bahama

106. Starbucks

107. NSU Art Museum - Ft Lauderdale

108. The Wharf - Ft Lauderdale

109. Legacy

110. Aroma360°

J.McLaughlin

Envy

Robinson's Jewelers

Lilly Pulitzer

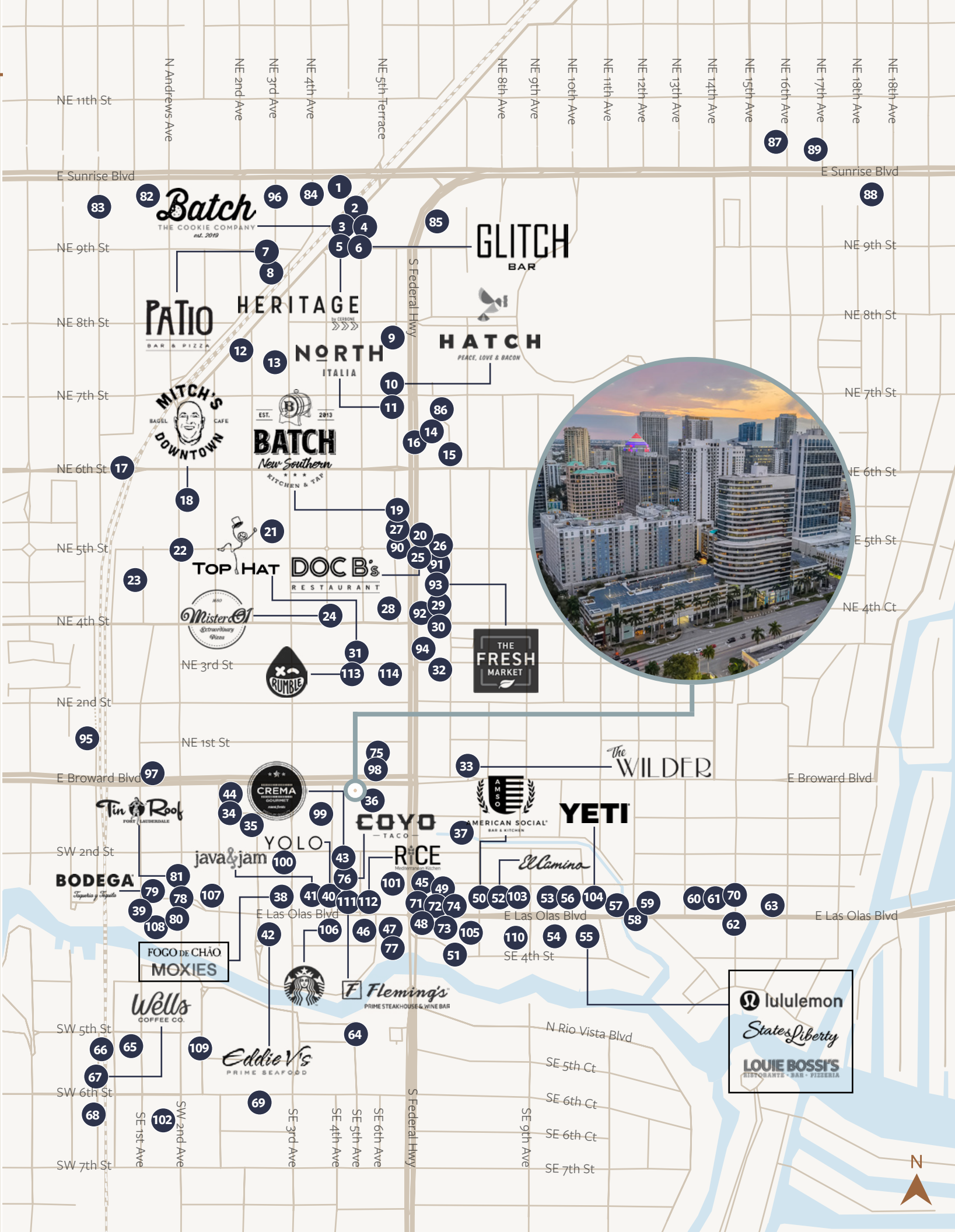
Romero Britto

111. Fleming's Prime Steakhouse & Wine Bar

112. Rice Mediterranean Kitchen

113. Rumble Boxing

114. Yoga Joint



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To learn more about this retail opportunity, please contact:

Jonathan Rosen

jonathan.rosen@jll.com

+1 954 729 1074

Michael Barashick

michael.barashick@jll.com

+1 561 444 6489

us.jll.com/retail

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