



[Click Here for Aerial Tour](#)

## Westfork Plaza & Paraiso Parc

15911-15999 Pines Blvd.  
 Pembroke Pines, FL 33027  
 26.00948, -80.36032

County: Broward  
 Total SF: 393,313

### Highlights

- Re-developed property anchored by Ross Dress for Less, TJ Maxx, Regal Cinemas, and Publix
- Strategic position one mile west of I-75 on Pines Blvd
- 61,500 cars per day travel Pines Blvd

### Demographics

	1 MILE	3 MILE	5 MILE
Population	19,408	108,069	256,410
Daytime Population	11,108	87,582	201,892
Households	4,911	37,549	87,302
Average Household Income	128,058	113,143	109,896
Median Household Income	105,281	86,151	82,591
Median Age	40	41	39
Percent College Educated	46.00	43.00	41.00

### Tenants Include



Leasing Representative:

**Kara Morabito**  
 561.486.8687

[kara.morabito@inventrustpm.com](mailto:kara.morabito@inventrustpm.com)

VP Leasing:

**Ken Wygle**  
 919.601.1762

[ken.wygle@inventrustpm.com](mailto:ken.wygle@inventrustpm.com)

InvenTrust Property  
 Management, LLC

3025 Highland Pkwy, Suite 350  
 Downers Grove, IL 60515

[inventrustproperties.com](http://inventrustproperties.com)

# Westfork Plaza & Paraiso Parc

15911-15999 Pines Blvd., Pembroke Pines, FL 33027  
 Total SF: 393,313



1	Army Career Center	3,200 SF
2	Crumbi Cookies	1,592 SF
2B	Pembroke Pink Imaging	10,500 SF
3	I Heart Mac & Cheese	1,458 SF
3B	Cingular Wireless	1,400 SF
4	Wingstop	1,713 SF
4B	Publix	45,600 SF
5	Hook & Reel Cajun Seafood & Bar	8,000 SF
5B	Mystic Nails and Spa	3,500 SF
6	Available	2,187 SF
6B	REMAX	1,750 SF
7	Asia Nails	1,108 SF
7B	Litchi Snow Ice, Inc.	1,400 SF
8	Gideon Math and Reading Center	1,496 SF
8B	Hair Cuttery	1,050 SF
9	GNC	1,495 SF
9B	Sal's Italian Restaurant	2,100 SF
10	regal cinemas	61,422 SF
10B	Pembroke Perinatal Center	3,000 SF
11	Aone Noodle & Dumpling	1,648 SF

11B	Half Time Barber Shop	1,283 SF
12	Available	1,624 SF
12B	Pembroke Dental & Spa	1,375 SF
13	Vaniglia e Cioccolato	981 SF
13B	CycleBar	2,750 SF
14	Humberto's Shoe & Luggage Repairs	999 SF
14B	Five Guys Burgers & Fries	2,200 SF
15	Available	1,655 SF
15B	Suntrust Bank	4,985 SF
16	Vicky Bakery	1,720 SF
16B	Firehouse Subs	1,500 SF
17	Mantra Fine Indian Cuisine	2,100 SF
17B	Available	1,500 SF
18	Diced	2,111 SF
18B	Panda Express	2,000 SF
19	iBrow Spa	1,638 SF
19B	Available	3,500 SF
20	Las Vegas Cuban Cuisine	6,078 SF
20B	The UPS Store	1,050 SF
21	Happy Fish Sushi and Thai	3,214 SF

21B	OXXO Care Cleaners	1,400 SF
22	El Balcon de Las Americas	2,335 SF
22B	Pines Med Aesthetics	1,400 SF
23	Petco	12,500 SF
23B	Senses Body Waxing Studio	1,200 SF
24	Premier Martial Arts	3,050 SF
24B	Mazza Restaurant	3,000 SF
25	Skechers	13,500 SF
25B	Zack Motor LLC	
26	Yoga Joint	7,000 SF
26B	Raw Juice	1,392 SF
27	Available	1,774 SF
28	Baptist Outpatient Services	15,029 SF
29	Five Below	8,100 SF
30	All Uniform Wear	3,750 SF
31	Salonz Beauty and Spa Suites	7,519 SF
32	Dollar Tree	10,000 SF
33	Ross Dress for Less	26,028 SF
34	TJ Maxx	24,000 SF
35	Available	7,390 SF

36	Available	
37	America's Best Contacts & Eyeglasses	3,927 SF
38	Dr Z Smiles	1,822 SF
39	Massage Green Spa	2,709 SF
40	Faithful Companion Animal Clinic	2,606 SF
41	Ulta	10,322 SF
42D	SNG of South FL	
43	Mattress Firm	4,800 SF
44	Ishi Lima	1,750 SF
45	Hertz	1,700 SF
46	Available	1,950 SF
47	Amscot Financial	1,800 SF
48	Toss Up Salads	1,700 SF
49	Smoothie King	1,300 SF
50D	KFC	
52D	Waldykes Associates LTD	
53C	Costco Wholesale	
54	Bath & Body Works	4,678 SF
55	Available	2,000 SF

The information provided here is intended as a general depiction of the property and is subject to change. The information has not been independently verified and we do not warrant or represent that the information provided is accurate. As of 2022-12-01.



Leasing Representative:

**Kara Morabito**  
 561.486.8687

kara.morabito@invenstrustpm.com

VP Leasing:

**Ken Wycle**  
 919.601.1762

ken.wycle@invenstrustpm.com

InvenTrust Property Management, LLC

3025 Highland Pkwy, Suite 350  
 Downers Grove, IL 60515

invenstrustproperties.com