



**Publix #0864 - The Shoppes at Fiddlesticks**  
 13650 Fiddlesticks Blvd  
 Fort Myers, FL 33912  
 Lat 26.545, Long -81.805

## DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2016 Population	1,867	20,968	76,093
2021 Population	2,081	23,526	85,161
2016 Average HH Income	\$129,418	\$101,345	\$83,084
2016 Median HH Income	\$93,259	\$67,106	\$55,059

## PROPERTY HIGHLIGHTS

- Fort Myers Market
- Located on Daniels Parkway at signalized intersection
- 2nd generation restaurant space
- Approximately 1/2 mile west of I-75
- Large pylon sign with available panels
- Parking ratio 5.51 / 1,000 SF
- Strong neighborhood and national tenant mix
- Fiddlesticks Golf and Country Club is one of the most affluent neighborhoods in SW Florida
- Traffic Count (2015): 54,009 CPD

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## SITE PLAN

STE	TENANT	SIZE
A	Publix	54,376
101	Metro Dry Cleaners	1,500
102	Wine & Design	1,875
103	H&R Block	1,125
104	AVAILABLE (50 x 75)	3,750
105	First Choice Hair Cutters	1,500
106	New China	1,125
107	Asian Nails	1,125
200	Fiddlesticks Dental Care	1,125
201	Michaels Wine & Spirits	1,500
202	The UPS Store	1,500
203	Allstate Insurance	1,500
204	Subway	1,500
205	Papa John's	1,125
206	Beef O' Brady's	2,625
301	AVAILABLE (50 x 75)	3,750
302	Mona Lisa Italian Restaurant	1,875
<b>TOTAL</b>		<b>82,876</b>

AVAILABLE  NOT OWNED



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