

For Lease | Retail

# Weston Lakes Plaza

294 Indian Trace, Weston, FL 33326

## Property Features

- 4,060 sf of retail space available
- High-end Publix and CVS grocery-anchored center situated in the heart of Weston's high income residential population
- Located in the finest residential neighborhood with a diverse corporate, commercial and retail environment
- Close proximity to two of South Florida's major thoroughfares: Interstate 595 and Interstate 75
- The community provides a captive audience of young affluent families and a steady flow of traffic
- ± 27,650 VPD combined at the intersection of Indian Trace and Saddle Club Road
- GLA: 96,451 SF

## Current Tenant Spotlight

Publix



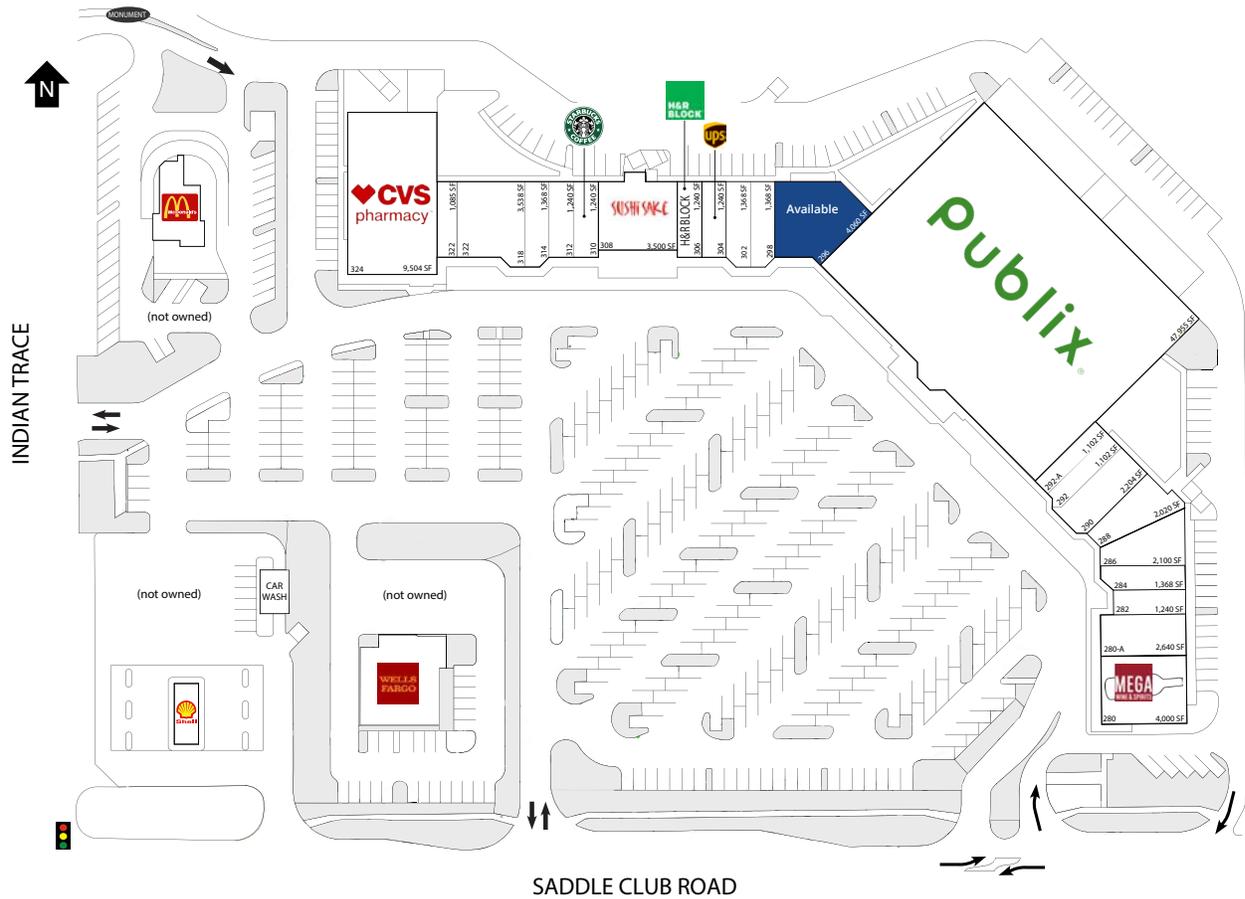

SUSHI SAKE

# Weston Lakes Plaza | Area Retailers



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# Weston Lakes Plaza | Site Plan



Suite	Tenant	Size (SF)	Suite	Tenant	Size (SF)	Suite	Tenant	Size (SF)
280	Mega Liquors	4,000 SF	292A	3 Natives	1,102 SF	310	Starbucks	1,240 SF
280A	Weston Dental	2,640 SF	294	Publix	47,955 SF	312	Dry Cleaner	1,240 SF
282	Glow Up Medspa & Salon	1,240 SF	296	Available	4,060 SF	314	Hair Cuttery	1,368 SF
284	T-Mobile	1,368 SF	298	Menchie's	1,368 SF	318	Animal Hospital	3,538 SF
286	FS8 Yoga & Pilates	2,100 SF	302	Elite Repair	1,368 SF	322	Orient Chefs	1,085 SF
288	Ceviche Arigato	2,020 SF	304	UPS	1,240 SF	324	CVS Pharmacy	9,504 SF
290	Degree Wellness	2,204 SF	306	H&R Block	1,240 SF			
292	Beyond Nails	1,103 SF	308	Sushi Sake	3,500 SF			

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# Weston Lakes Plaza | Demographics



## Population

1-Mile: 14,682  
3-Miles: 57,131  
5-Miles: 100,105



## Median Age

1-Mile: 39.0  
3-Miles: 40.1  
5-Miles: 39.5



## Total Households

1-Mile: 4,690  
3-Miles: 18,587  
5-Miles: 32,652



## Average HH Income

1-Mile: \$162,510  
3-Miles: \$162,929  
5-Miles: \$158,231

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