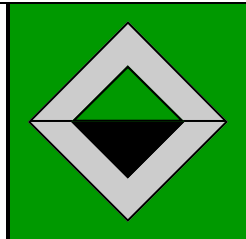


**RETAIL FOR LEASE**

# PARK PLACE AT SUNTREE

7640 N Wickham Road, Melbourne, FL 32940



- ▲ Retail Space Available
- ▲ Prime Location on North Wickham Road
- ▲ In the heart of Suntree
- ▲ 34,480 daily traffic counts
- ▲ Adjacent to the Carrabba's Italian Restaurant and Dairy Queen
- ▲ Excellent Mix of Retailers, Restaurants and Office

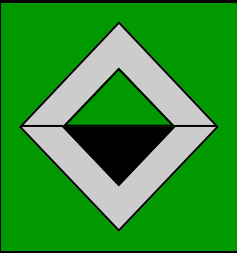
Demographics	1 Mile	3 Mile	5 Mile
2018 Population	8,146	35,223	70,906
2018 Average Household Income	\$98,075	\$102,547	\$100,317
Median Age	52.5	51.2	49.3

## AVAILABLE SUITES:

- **SUITE 114 - 1,400 SF:** In-Line Retail - Mostly Open Space with 1 Restroom - Former Yoga Studio
- **SUITE 108 - 1,674 SF:** In-Line Retail - Mostly Open Space with 2 Restrooms - Former Comic Book Store



**LEASING RATES**  
**\$13/SF/YR Plus NNN \$5.07/SF/YR**



Information contained herein has been obtained from others and is considered to be reliable; however, a prospective purchaser, agent, or lessee is expected to verify all information to their satisfaction. We make no guarantee, warranty, or representations herein.

Licensed Real Estate Broker

**Commercial**

▲ Management

▲ Leasing

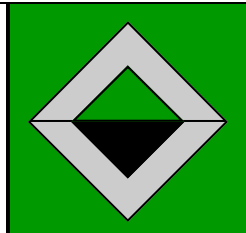
▲ Sales

Leasing Contact:  
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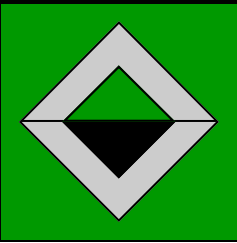
**RETAIL FOR LEASE**

# PARK PLACE AT SUNTREE

7640 N Wickham Road, Melbourne, FL 32940



Suite 101-B 1,120	Suite 102 2,580 sf	Suite 103 1,981sf	Suite 104-106 4,200 sf	107 1,400 sf	108 1,674 sf	Suite 109-B 814 Sq.Ft.	Suite 110 & 111 3,650 sq.ft.	Suite 112 1,400 sf	Suite 113 1,400 sf	Suite 114 1,400 sf	Suite 115 1,517 sf	Suite 116-117 3,701 sf	Suite 118 2,687 sf	Suite 121 1,321 sf
Suite 101-A 1,360 sf						Suite 109-A 1,162 sf							Suite 119 1,000 sf	Suite 120 1,590 sf



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Licensed Real Estate Broker

**Commercial**

▲ Management

▲ Leasing

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**JM**  
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