



Publix
FOOD & PHARMACY

FOR LEASE

The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL



The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL 34288



1,050-1,400 SF
Available

Contact
Broker
Rate



ABOUT THE PROPERTY

- Anchor Tenant: Publix Super Market serves as the primary anchor, attracting consistent customer traffic.
- Diverse Retail Mix: Hosts a variety of tenants, including dining options like FUGU Hibachi & Sushi and China Chef, as well as services such as Great Clips and Metro PCS.
- Strategic Location: Situated near major thoroughfares, with high daily traffic counts, ensuring high visibility.
- Ample Parking: Designed to accommodate both tenants and visitors comfortably.
- Community Integration: Serves the North Port area, providing essential services and shopping options to local residents.

NEARBY RETAILERS

Publix

ACE
Hardware

Walgreens

Wawa



TRAFFIC COUNTS

Toledo Blade Blvd

23,000 VPD

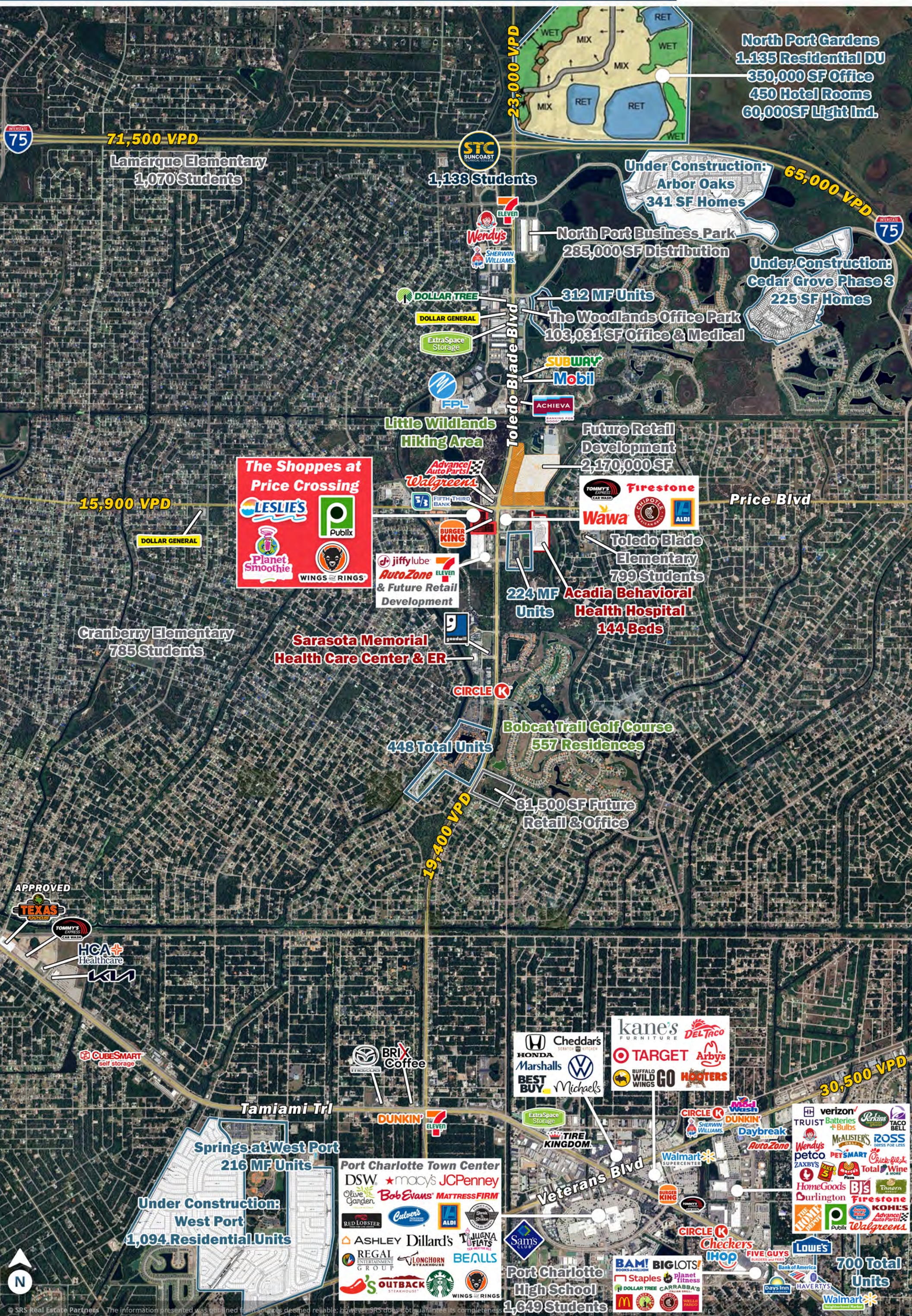
Price Blvd

15,900 VPD

I-75

71,400 VPD

Year: 2024 | Source: FDOT





The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL 34288



The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL 34288



The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL 34288



The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL 34288

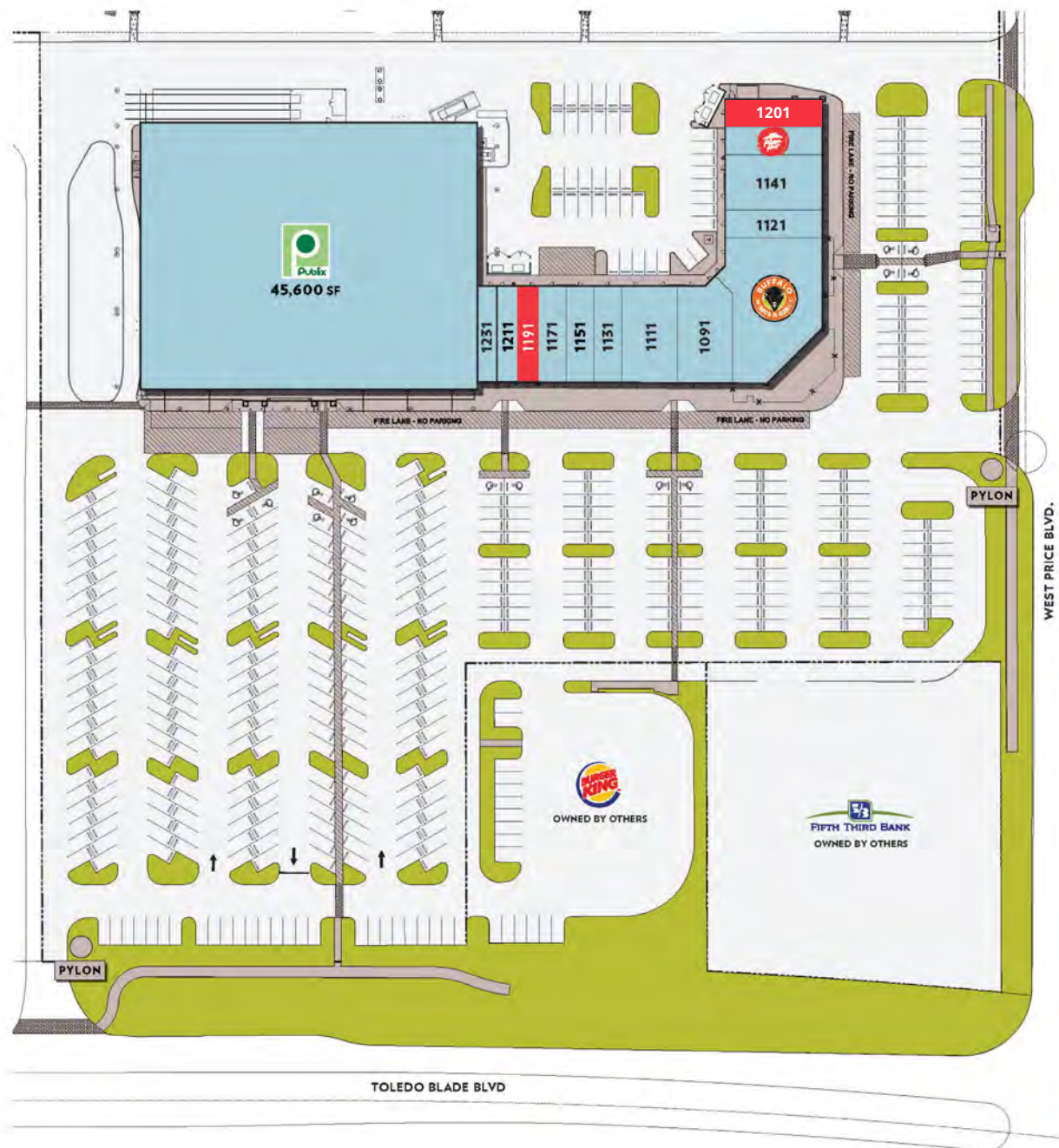


The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL 34288



Suite	Tenant	SF
1251	Publix	45,600
1231	Planet Smoothie	1,050
1211	Flip Flop Shop	1,050
1191	AVAILABLE	1,050
1171	Perfect Nails & Tan	1,400
1151	FUGU Hibachi & Sushi	1,400
1131	China Chef	1,400
1111	Toledo Liquor & Wine	2,800
1091	Michelangelo of Pizza	2,839
1081	Buffalo Wings & Rings	6,221
1121	Post Net	1,400
1141	North Port Smokes	2,806
1181	Pizza Hut	1,400
1201	AVAILABLE	1,400
Total		71,816



The Shoppes at Price Crossing

1251 S Toledo Blade Blvd | North Port, FL 34288



DEMOGRAPHIC HIGHLIGHTS

1 MILE

3,464	4,014	\$105,607	1,315
Population	Total Daytime Population	Average Household Income	Total Households

3 MILES

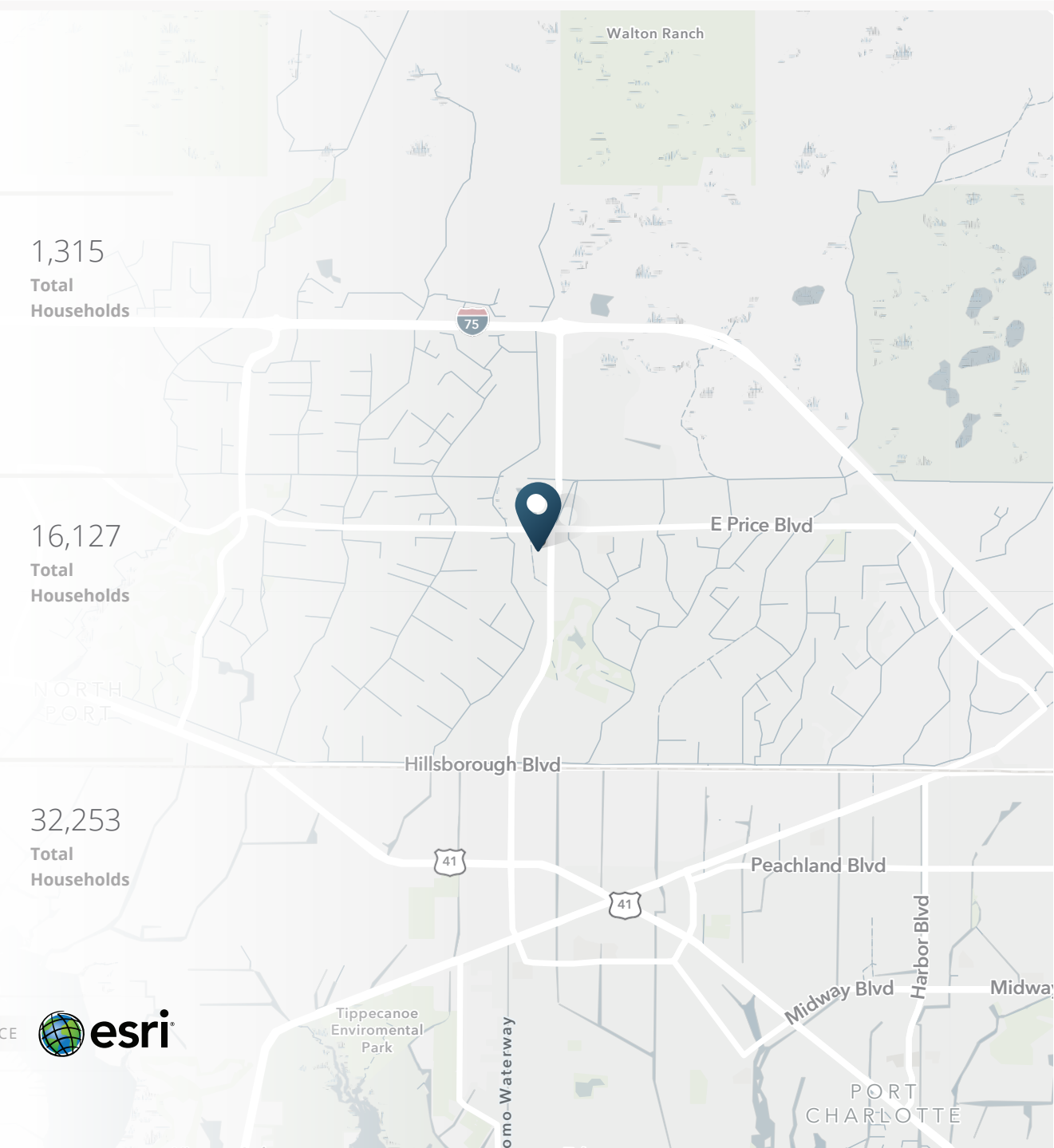
42,511	29,275	\$102,921	16,127
Population	Total Daytime Population	Average Household Income	Total Households

5 MILES

80,870	73,486	\$97,218	32,253
Population	Total Daytime Population	Average Household Income	Total Households

> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE





SRS Real Estate Partners
200 S Orange Ave, Suite 1300
Orlando, FL 32801
407.455.5030

Mara Frumkin
407.563.6121
mara.frumkin@srsre.com

Caroline Connelly
727.772.3331
caroline.connelly@srsre.com

SRSRE.COM

©2024 SRS Real Estate Partners LLC. All Rights Reserved.

The information presented was obtained from sources deemed reliable;
however SRS Real Estate Partners does not guarantee its completeness or accuracy.