

Red Palmetto Shoppes

Miami Lakes, FL

Retail Space For Lease!



Description:

Red Palmetto Shoppes is a 65,000 sq. ft. neighborhood center strategically located on Red Road (one of Miami's busiest roads) and NW 163rd Street, just two blocks South of the 826 exit (152,500 vehicles daily on 826 at 57th Avenue). With a residential population in excess of 493,767 within the five-mile radius and an average household income of \$52,323, this property is well-positioned to service the surrounding residential subdivisions of Miami Lakes, Opa-Locka and Miami Gardens. The 1-mile radius also features 1,288 businesses and a daytime population of 14,045 employees.

Location:

Southwest corner of Red Road (NW 57th Avenue) and NW 163rd Street

Size:

65,000 sq. ft. shopping center

Acreage:

6.9 acre parcel

Major Tenant:

Office Depot, TD Bank, Chick-Fil-A

Area Tenants:

Home Depot, Costco, Wal-Mart, Lowe's, BJ's Wholesale Club, Regal Cinemas and Office Max

Traffic Counts:

45,000 Vehicles Daily on Red Road
152,500 Vehicles Daily on SR 826

Access:

Traffic Signal installed at corner entrance to the shopping center. Additional right in/right out on Red Road.

Demographics:

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	12,238	176,471	493,767
Average HH Income:	\$46,537	\$52,382	\$52,323
Median Age:	35.5	36.3	37.2



STREETVIEW REALTY

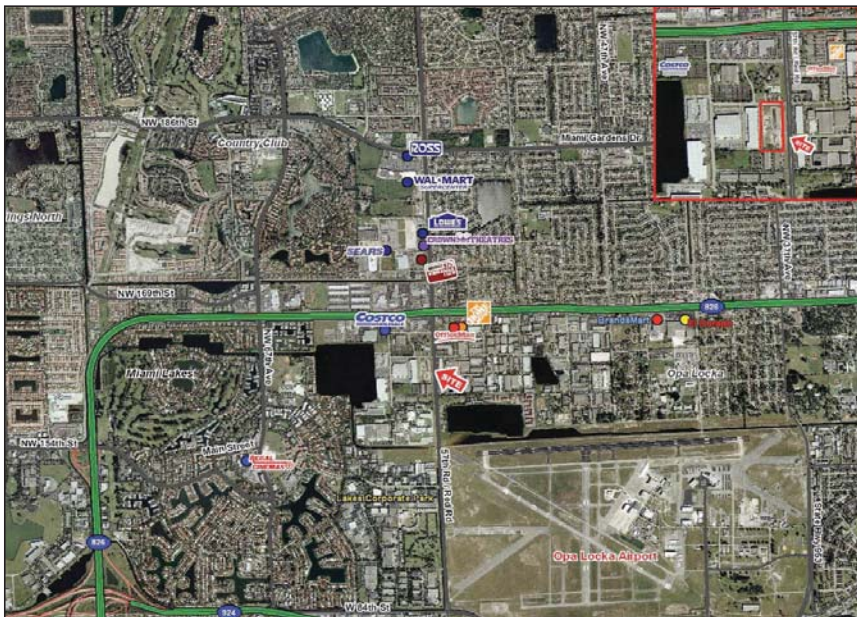
11205 South Dixie Highway
Pinecrest FL 33156

Steve Shin, Broker
(954)815-7418
steve@StreetViewLLC.com

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AVAILABLE Bay 112
1,050 SF (15' x 70')

