

# OFFERING MEMORANDUM

26755 S DIXIE HWY, HOMESTEAD, FL 33032



**LAST AVAILABLE SPOT / COMING SOON**



# OFFERING SUMMARY



## NARANJA SHOPPING CENTER

Edivial Commercial Real Estate (ECRE) is pleased to present its newest project: Naranja Shopping Center. Situated in the growing city of Naranja, Fl. Located on the busy South Dixie Highway corridor with over 43,000 AADT. Surrounded by a booming multifamily development area and major shopping retailers.

COUNTY

Miami Dade

BLDG SQFT

3,800 Sqft

LAND AC

1.18 acres

FOLIO

30-6934-004-0640



# SURROUNDING AREA



## SITEPLAN

END CAP 1300 SQFT

AT&T

SUITE 2 - 1250 SQFT

LEASED / WORLD OF  
SMOKE AND VAPE

DINKIN - 1600 SQFT

GROUND LEASE

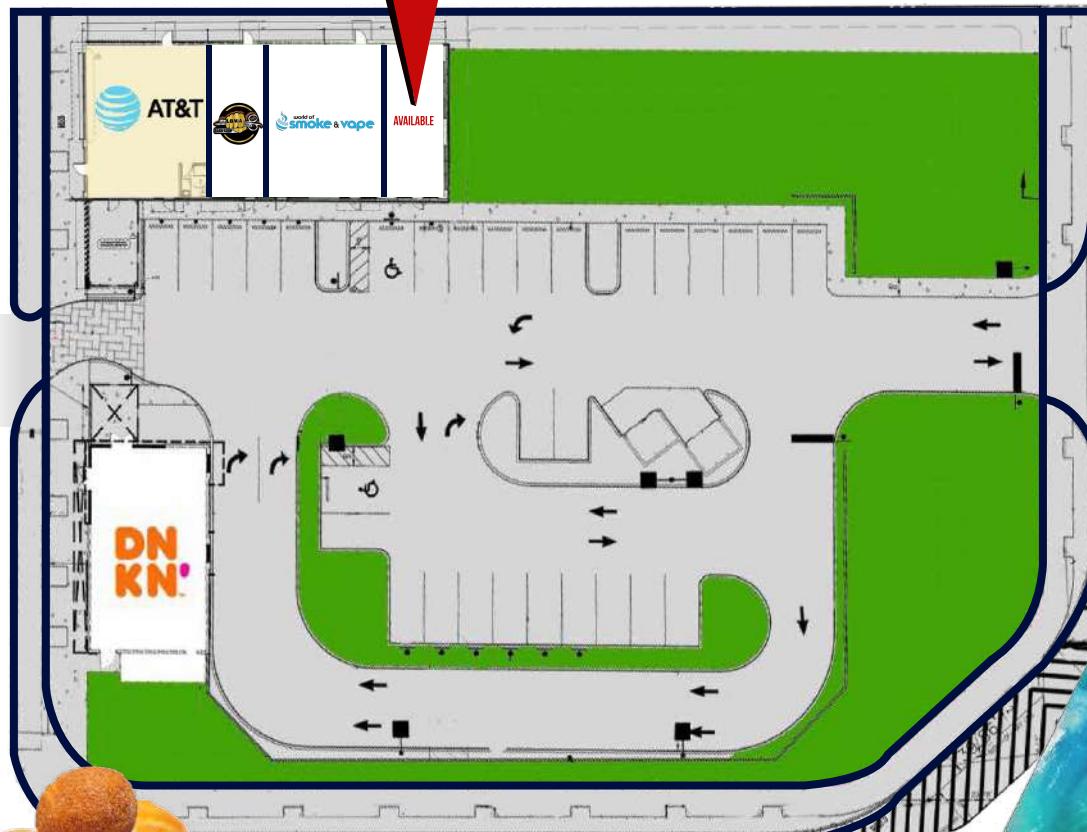
SUITE 1 - 630 SQFT

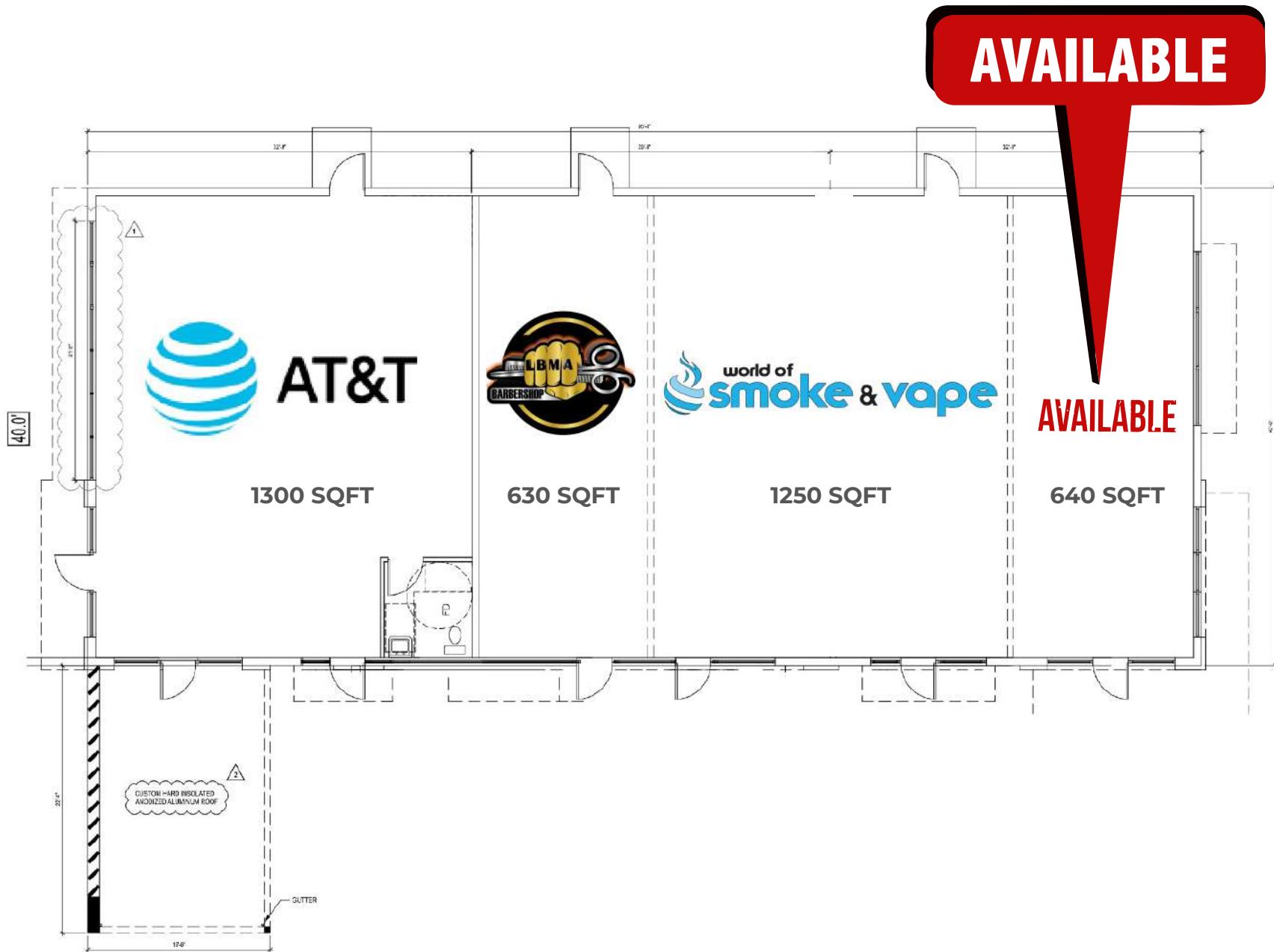
LEASED / BARBERSHOP

SUITE 3 - 640 SQFT

AVAILABLE

AVAILABLE







# DEMOGRAPHICS



	1 MILE	3 MILE	5 MILE
<b>DEMOGRAPHICS</b>	13,220	84,014	77,108
<b>HOUSE HOLD INCOME</b>	\$60,667	\$82,285	\$83,155
<b>EMPLOYMENT DENSITY</b>	2746	19,993	52,208
<b>DAILY TRAFFIC COUNT</b>	Dixie Highway Corridor		43,000 AADT



# SURROUNDING AREA

