



Retail Space for Lease

Plantation Community Plaza

214 - 268 S. University Dr.

Plantation, FL 33324



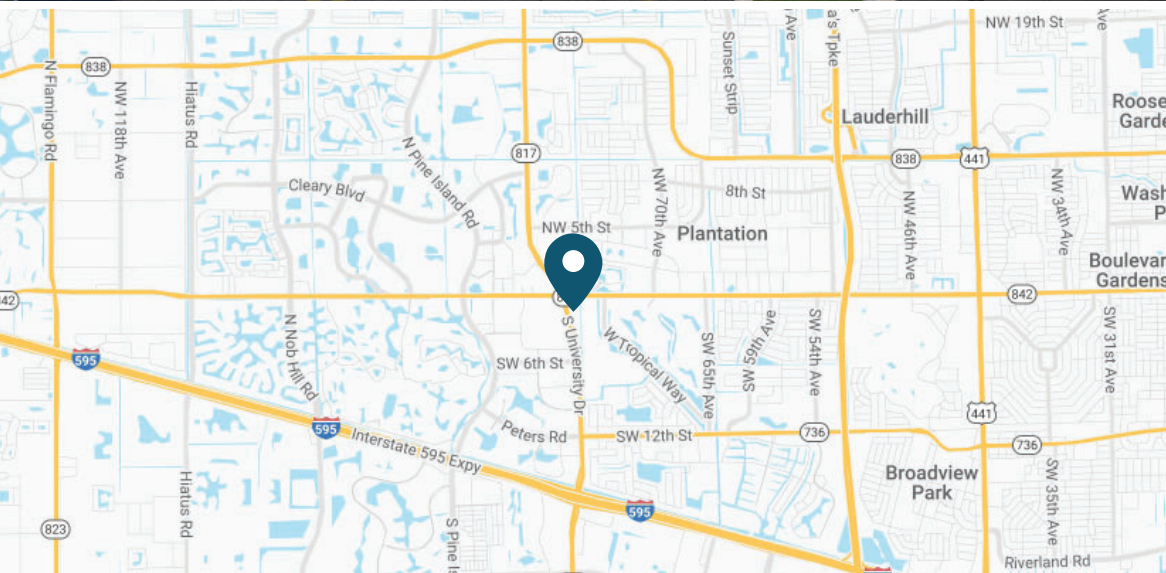
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PLANTATION COMMUNITY PLAZA

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RETAIL SPACE FOR LEASE



PROPERTY OVERVIEW

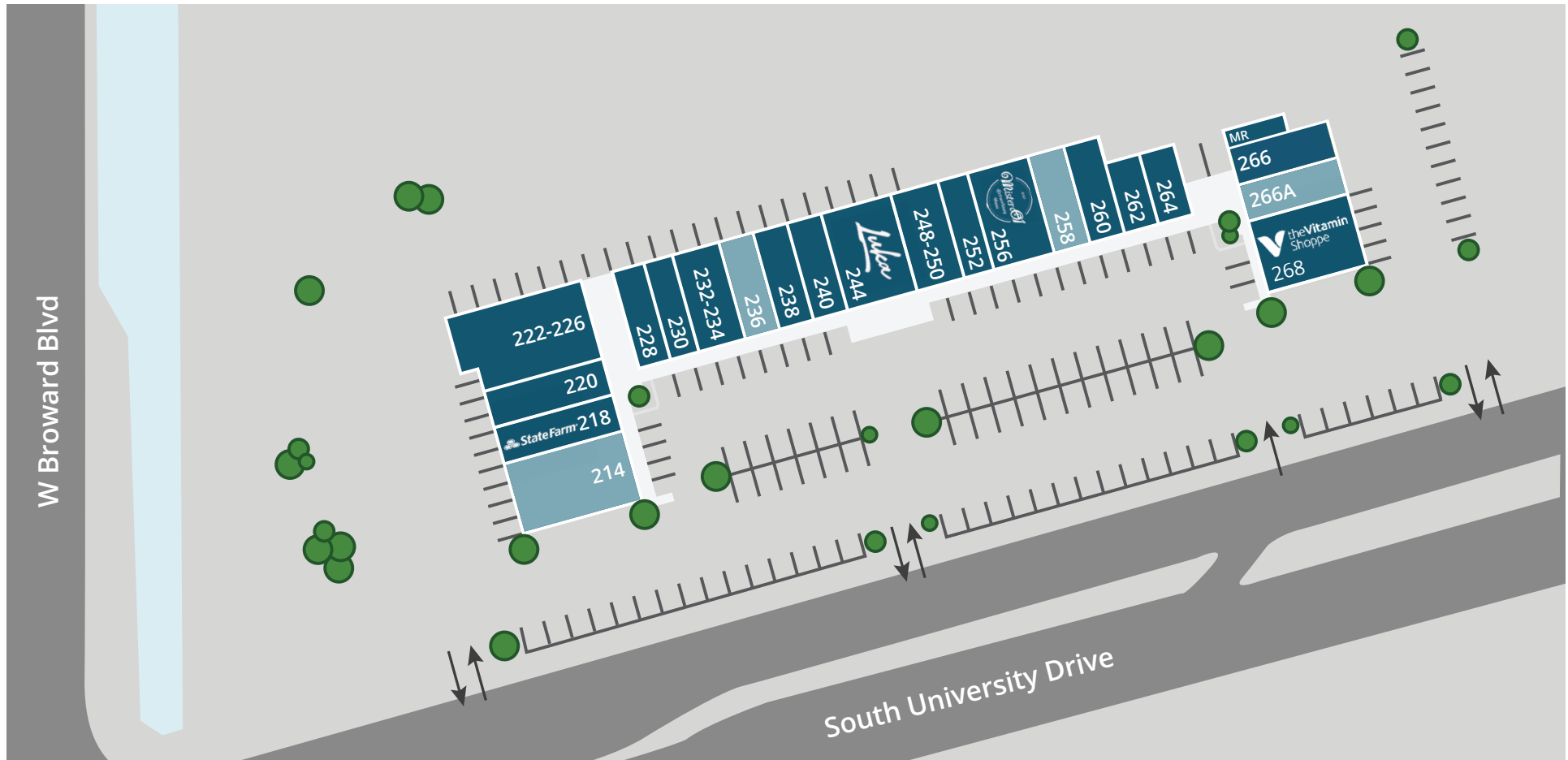
- » Site Area: +/-3.96 AC
- » Building GLA: 35,850 SF
- » Parking Ratio: 6.86/1,000 SF
- » Frontage on S. University: +/-579 SF
- » Anchor Tenants:
 - » The Vitamin Shoppe
 - » Mister O1
 - » State Farm

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	18,747	147,469	419,168
Households	8,116	57,899	157,426
Daytime Pop.	27,855	121,575	301,947
Avg. HH Income	\$128,487	\$117,143	\$105,725

TRAFFIC COUNTS

S. University Dr.	50,081 AADT
W. Broward Blvd.	45,990 AADT



SUITE	TENANT	SF
214	AVAILABLE	2,400
218	State Farm	1,200
220	Baretto Italian	1,305
222-226	Florida Kung Fu Academy	3,495
228	Hookah Tonight	1,200
230	The Gyro Grill	1,200
232-234	Drew James Coiffures	2,400

SUITE	TENANT	SF
236	AVAILABLE	1,200
238	Jing Hao Message and Spa	1,200
240	Dentist	1,800
244	Luka Restaurant	3,000
248-250	Marian's Bagels	2,400
252	AVAILABLE	1,200
256	Mister O1	2,400

SUITE	TENANT	SF
258	AVAILABLE	1,200
260	Best Nails BT & Spa	1,200
262	Avianca Express	600
264	Pines Auto Tags & Title	600
266	The Seed	1,300
266A	AVAILABLE	975
268	The Vitamin Shoppe	3,575

