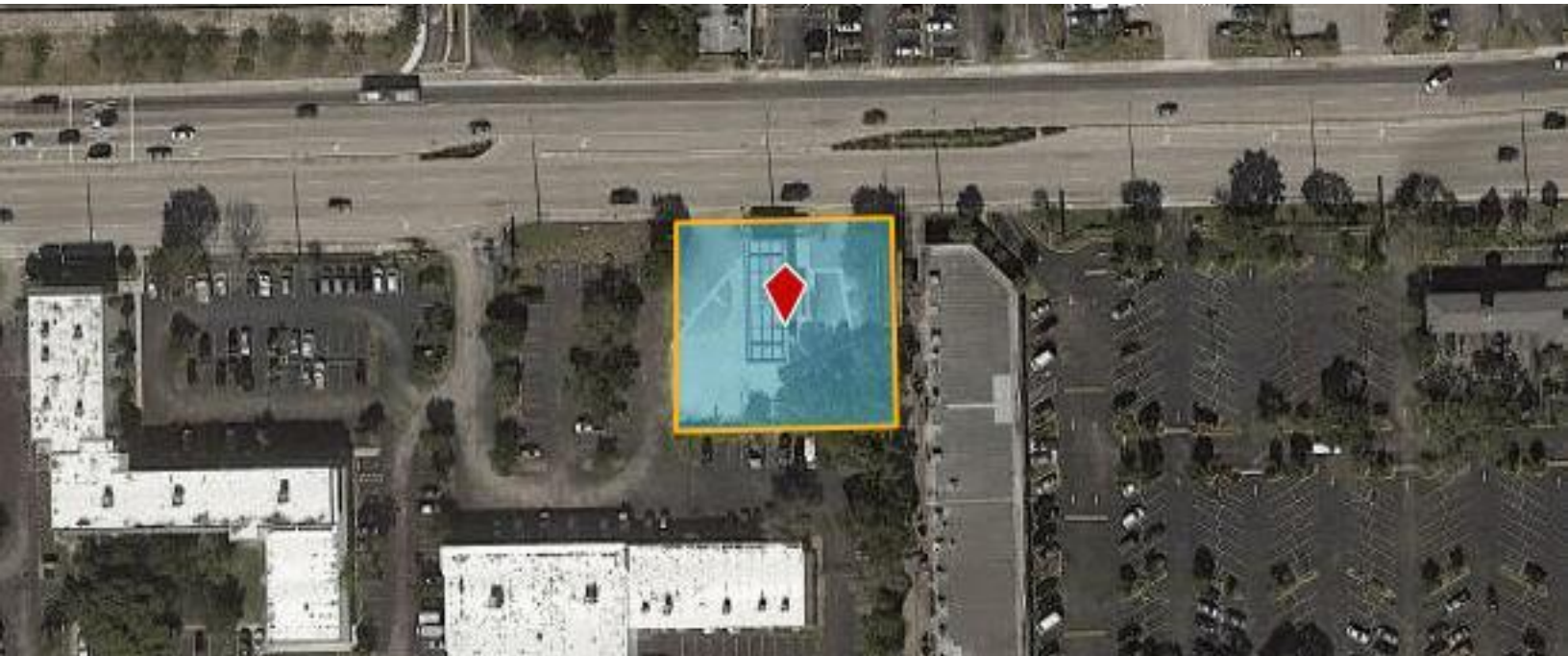


FOR LEASE

900 E SAMPLE ROAD

900 E SAMPLE RD, POMPANO BEACH, FL 33064



PROPERTY DESCRIPTION

Land with excellent street frontage along Sample Road just east of N. Dixie Highway in Pompano Beach. More than 40,000 cars pass the site daily.

OFFERING SUMMARY

Lease Rate:	Negotiable		
Lot Size:	0.48 Acres		
DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	21,020	115,384	150,978
Median Age	37.7	44.9	49.3
Median HH Income	\$50,592	\$47,932	\$58,761



BRYAN COHEN

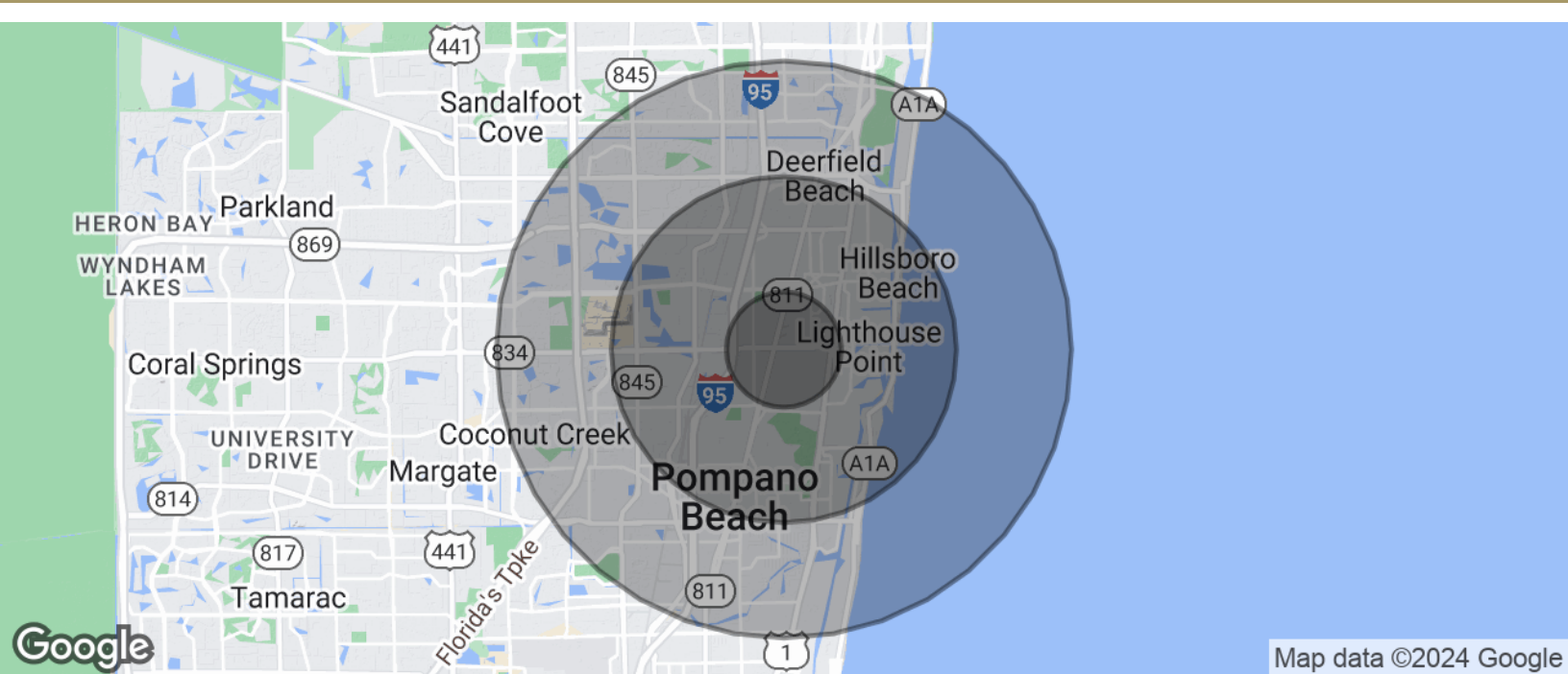
561.471.0212
info@cohencommercial.com



FOR LEASE

900 E SAMPLE ROAD

900 E SAMPLE RD, POMPANO BEACH, FL 33064



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	21,014	126,377	284,524
Average Age	40	44	46
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	7,247	52,741	124,217
# of Persons per HH	2.9	2.4	2.3
Average HH Income	\$84,646	\$85,724	\$96,562
Average House Value	\$308,972	\$404,368	\$455,183

Demographics data derived from AlphaMap

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