

# COLONIAL VILLAGE SHOPPING CENTER

230 N. LIME AVENUE, SARASOTA,  
SARASOTA COUNTY, FLORIDA 34237

## AVAILABLE FOR LEASE

### KEY HIGHLIGHTS

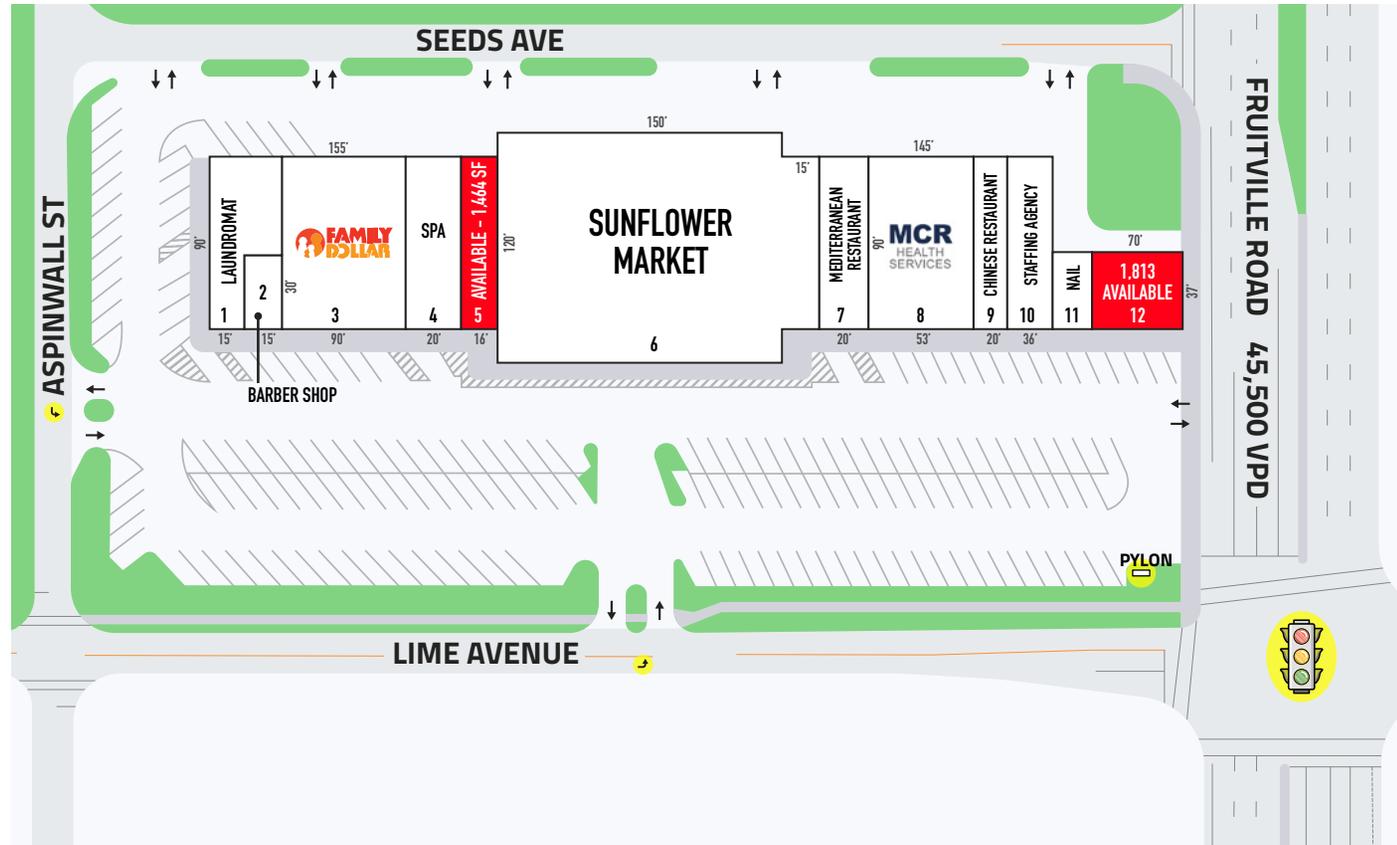
- 47,745 SF GLA Grocery Anchored Neighborhood Center
- Located at a Traffic Signal on the main thoroughfare between I-75 Exit 210 (Less than 5-Miles away) and Lido Key Beach / Sarasota Bay
- Dense non-seasonal infill of over 81,000 Residents within a 3-Mile Radius
- Pylon Sign on Signalized Intersection
- 160 Parking Stalls
- Excellent Access with ingress/egress points on all 4 streets.

### TRAFFIC COUNTS

- 45,500 VPD on Fruitville Rd

### DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
Population	5,701	37,813	81,578
Avg. HH Income	\$99,078	\$110,792	\$118,703



1	Laundromat 30'x90' Irreg.	2,250 SF	7	Mediterranean Restaurant 20'x90'	1,800 SF
2	Barber Shop 15'x30'	450 SF	8	MCR Health 53'x90'	4,732 SF
3	Family Dollar 90'x90'	8,008 SF	9	Chinese Restaurant 20'x90'	1,830 SF
4	Spa 20'x90'	1,830 SF	10	Staffing Agency 36x90'	3,276 SF
5	Available 16'x90'	1,464 SF	11	Nail Salon 22'x37'	814 SF
6	Sunflower Market 165'x120' Irreg.	19,175 SF	12	Available 48'x37'	1,813 SF

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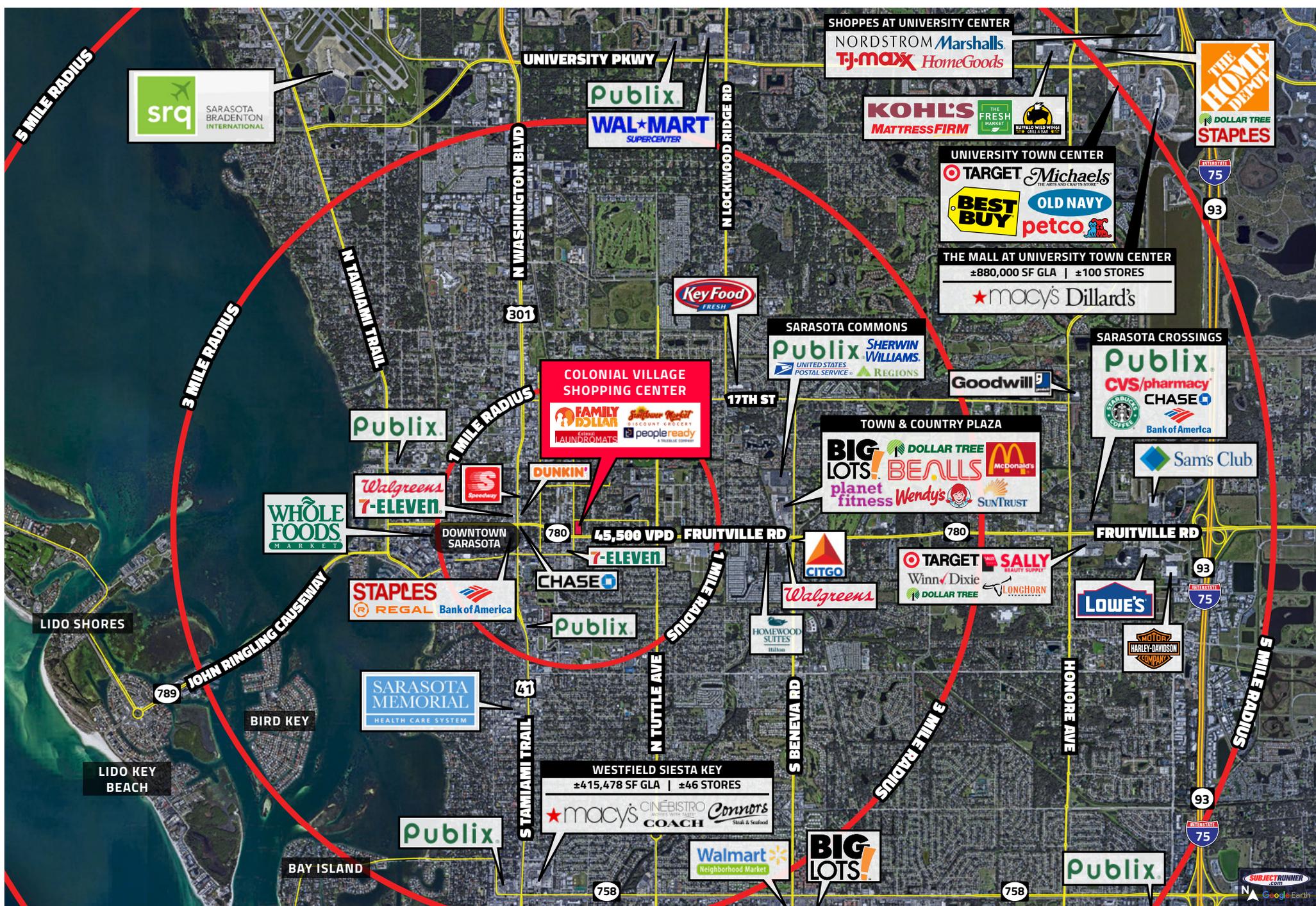
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All dimensions and information are approximate, and deemed from the best sources available. No representation is made to the accuracy thereof.



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