

# Publix #1655 - Shops of Marco

175 South Barfield Drive  
Marco Island, FL 34145  
Lat 25.932, Long -81.699

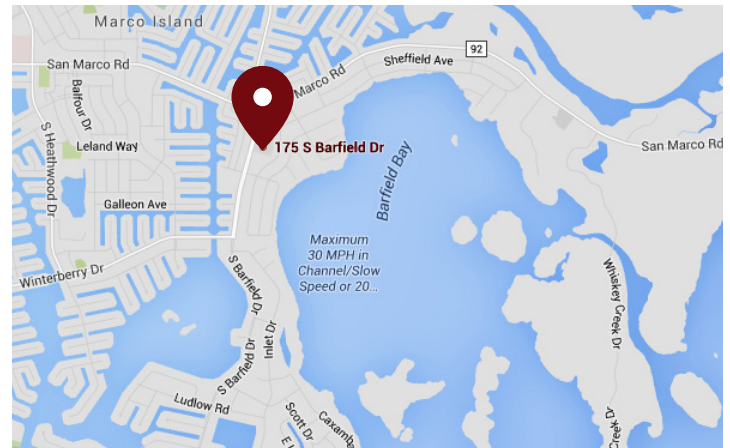
FOR LEASE



975 - 6,450 SF AVAILABLE

## PROPERTY HIGHLIGHTS

- Naples Market
- Fortress Location on Barrier Island
- Publix-Anchored Center
- 48,000 SF Publix, the Largest and Newest on the Island
- Only Shopping Option on the East Side of the Island
- Signalized Intersection
- 15,000 Permanent Population and 35,000 in Peak Winter Season
- Traffic Count - State Road 92: 10,400 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	2,263	15,391	17,921
Daytime Population	2,319	18,902	21,477
Total Households	1,018	8,108	9,474
Avg. HH Income	\$147,007	\$172,563	\$173,354

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

## Adriana Collazo

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- AVAILABLE
- LEASED
- NOT OWNED

Suite	Tenant	Size
26	Publix	48,387
1-2A	Physicians Regional Healthcare	8,175
3-4	Marco Island Sushi Thai	3,244
5	Red Rooster	1,950
6A	Xcel Fitness Spa	6,226
7B	Dollar Tree	10,585
8-9	AVAILABLE	6,450
10	Marco Nail Spa	985
11	Richard Siegel DDS	1,302

Suite	Tenant	Size
12	Revive Home Studios	1,628
13	Tonga's Designs	2,930
15	Kathein Jewelers	2,285
16	Keep In Touch	1,302
17A	Island Pilates	1,296
18	Salon Botanica	2,418
19	Tony's NY Pizza	1,463
20	Unavailable	1,300
21	AVAILABLE	975

Suite	Tenant	Size
22	Publix Liquors	2,405
<b>TOTAL</b>		<b>105,727</b>

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## FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY

 **239,800**

EST. # OF VISITS ANNUALLY

 **1.3 Million**


AVG. VISITS / CUSTOMER

 **5.30**

AVG. LENGTH-OF-STAY / VISIT

 **30 MIN**


TOP 3 DAYS



Saturday	201,159
Friday	187,626
Monday	186,618

# OF VISITS

TOP 3 HOURS

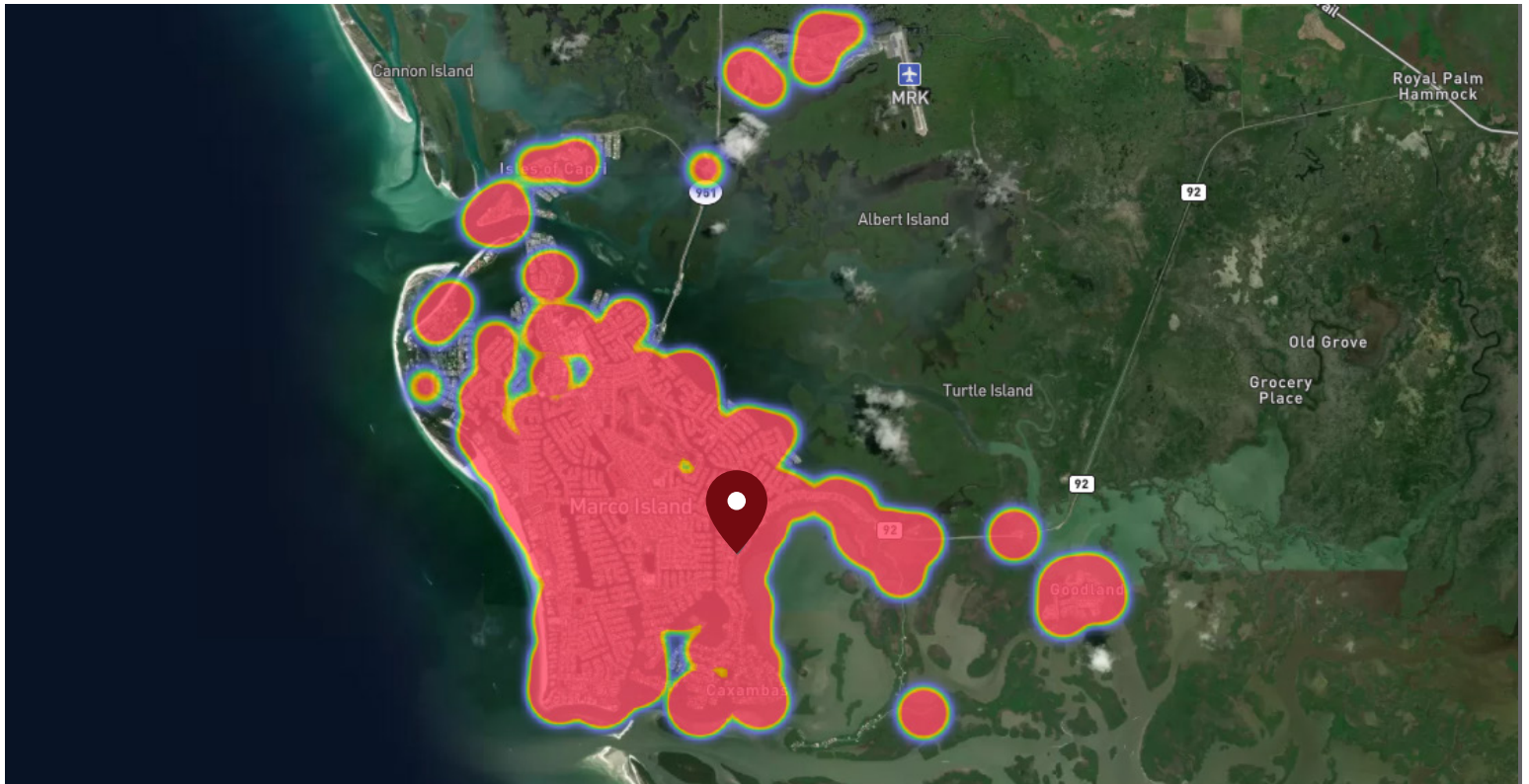


12-1 PM	231,213
11-12 PM	222,484
1-2 PM	207,249

# OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) July 1, 2024 - June 30, 2025

## SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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