

RETAIL SPACE FOR LEASE

PLAZA AT CORAL SPRINGS

650 Riverside Drive, Coral Springs, FL 33065

±2,149 SF FORMER
CLEANERS SPACE



ANCHORED BY PARAGON THEATERS


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EXCLUSIVE RETAIL LEASING
KATZ & ASSOCIATES
RETAIL REAL ESTATE ADVISORS

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Property Overview

HIGHLIGHTS

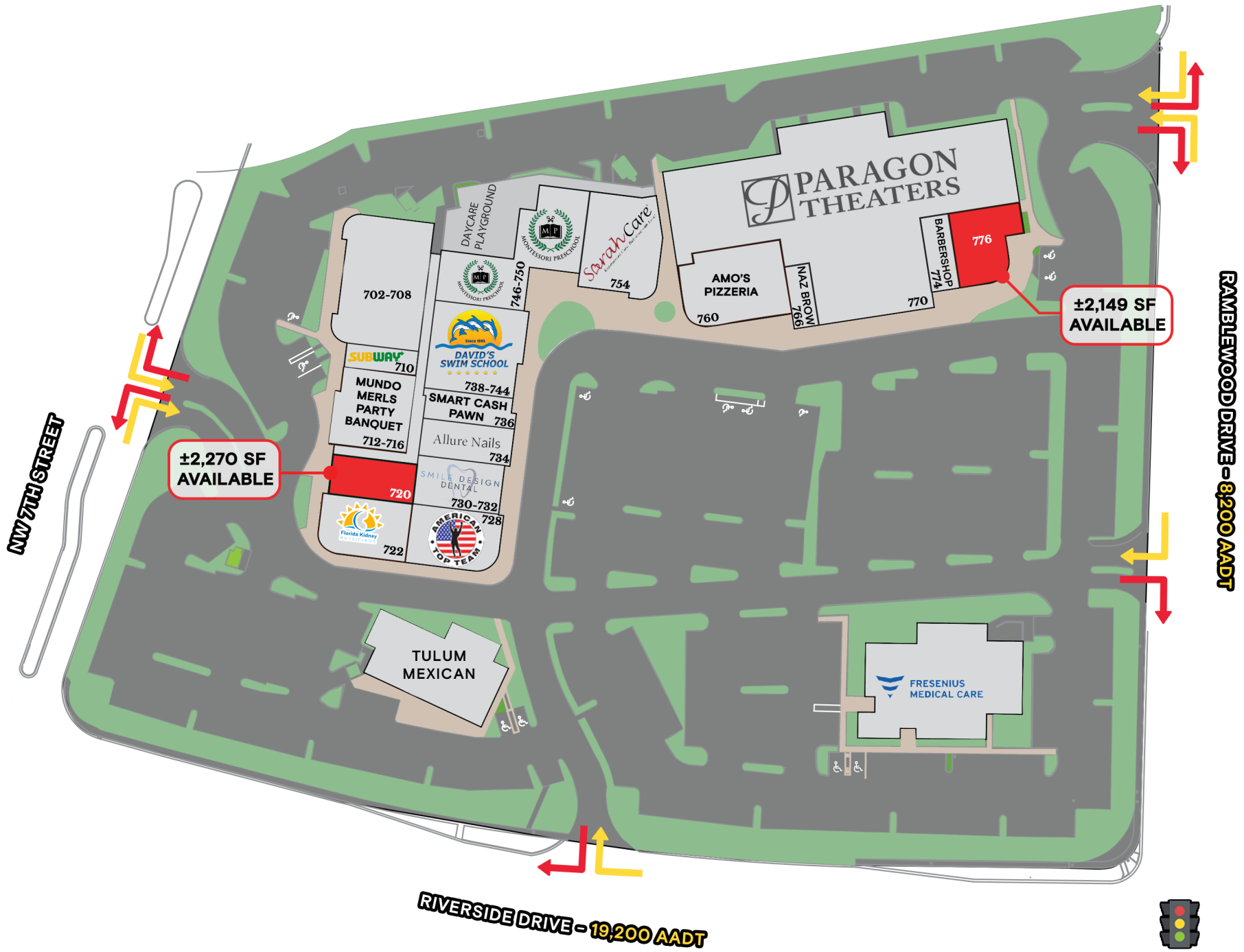
- ±2,149 SF built out former cleaners available for lease
- ±2,270 SF retail space available
- Located next to Coral Square Mall!
- Ample parking
- Great day time population and retailers nearby
- 198,576 population in a 3-mile radius
- \$77,678 average HH income in a 3-mile radius
- Anchored by  PARAGON THEATERS



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	16,766	198,576	405,744
HOUSEHOLDS	6,064	70,532	150,895
DAYTIME EMPLOYEES	13,932	161,818	333,583
AVERAGE HH INCOME	\$87,097	\$77,678	\$81,798

	5 MINUTES	10 MINUTES	15 MINUTES
POPULATION	52,414	241,572	450,852
HOUSEHOLDS	19,741	90,548	172,230
DAYTIME EMPLOYEES	43,440	197,739	370,671
AVERAGE HH INCOME	\$83,133	\$77,494	\$80,638





±2,270 SF AVAILABLE

±2,149 SF AVAILABLE

NW 7TH STREET

RAMBLEWOOD DRIVE - 8,200 AADT

RIVERSIDE DRIVE - 19,200 AADT





Contact Brokers

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