

PROPERTY DETAILS

- Second-generation Restaurant (Former PDQ)
- Drive-thru Lane & Windows
- Walk in Cooler, Vaulted Ceiling
- Monument Signage
- Patio Seating
- 17th Street Vehicles Per Day: 40,000 and pedestrian traffic
- Main access road to Fort Lauderdale Beach and A1A
- Located near newly expanded Convention Center & Hotel & Pier 66 Expansion/Renovation
- Easy Access to I595, I95, Florida Turnpike, FTL Airport, Port Everglades Cruise and Freight Terminal

ABOUT PROPERTY



PRICE

\$24,500.00/month (NNN)



YEAR BUILT

2014



AVAILABLE SF

4,445



PARKING

48 Spaces



LOCATION

1207 SE 17th Street, Fort Lauderdale

For more information:

Joseph Byrnes

954.652.2048 | Jbyrnes@Bergercommercial.Com
bergercommercial.com

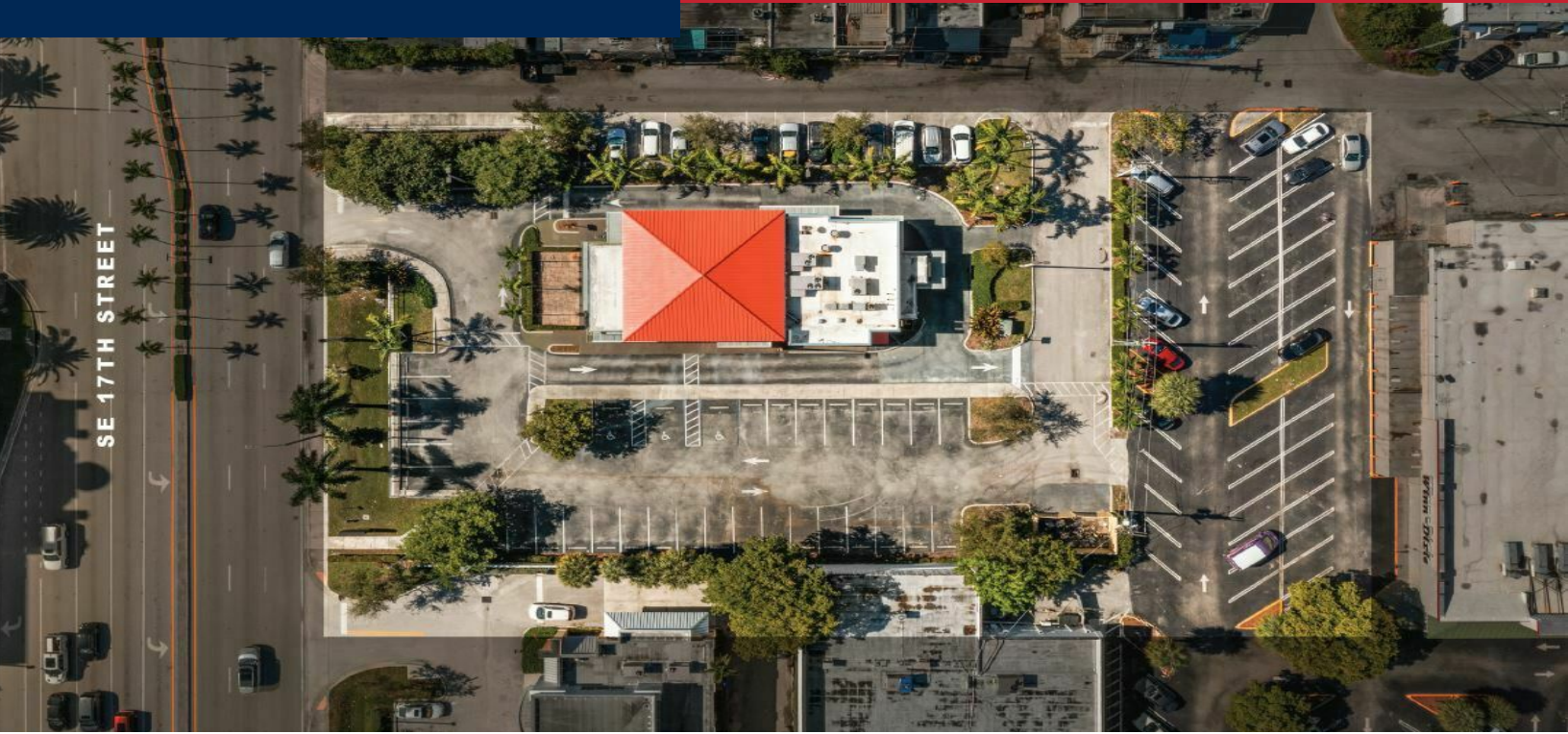
Jake Michels

954.652.2036 | Jmichels@Bergercommercial.Com



SECOND GENERATION RESTAURANT

AERIAL VIEW



For more information:

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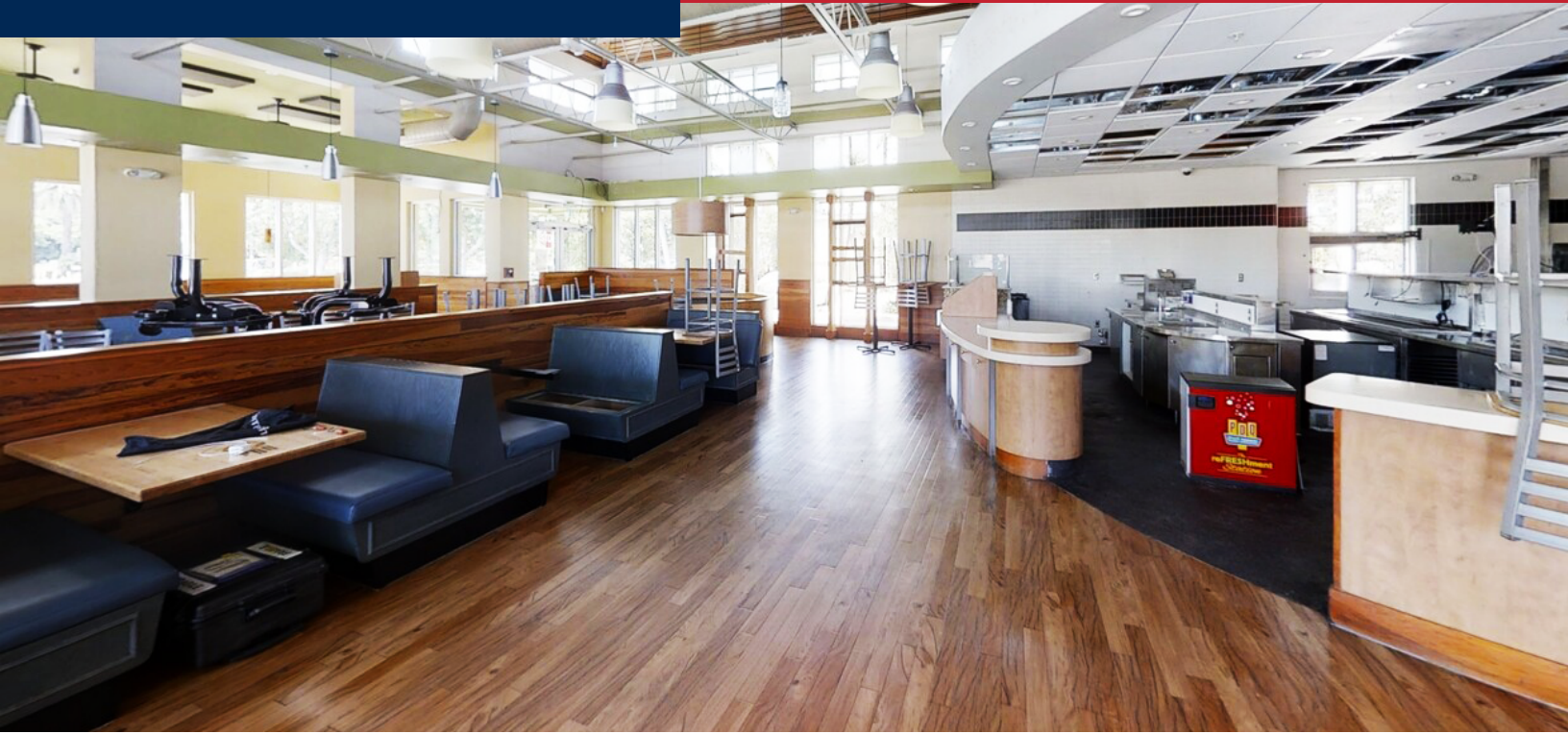
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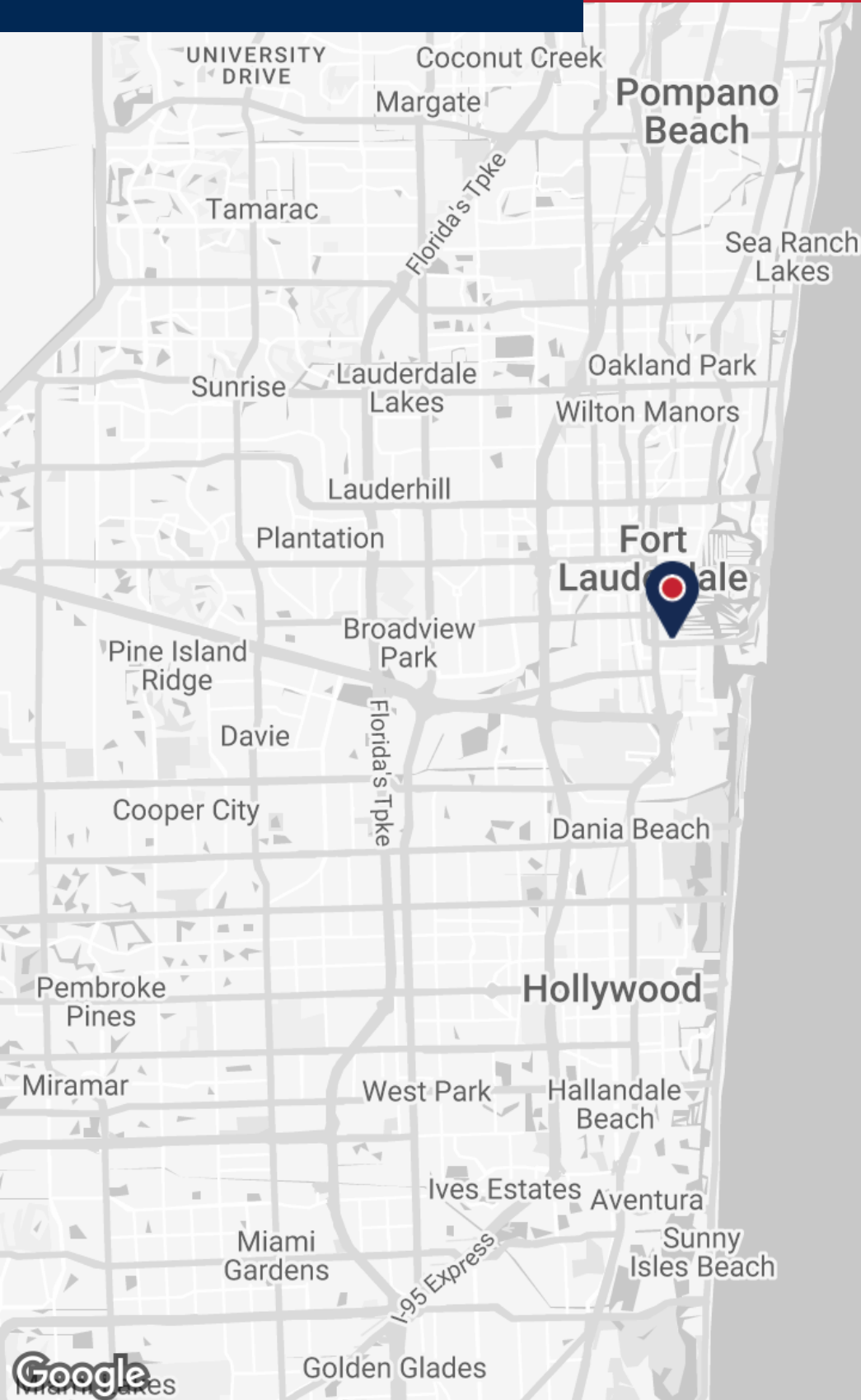
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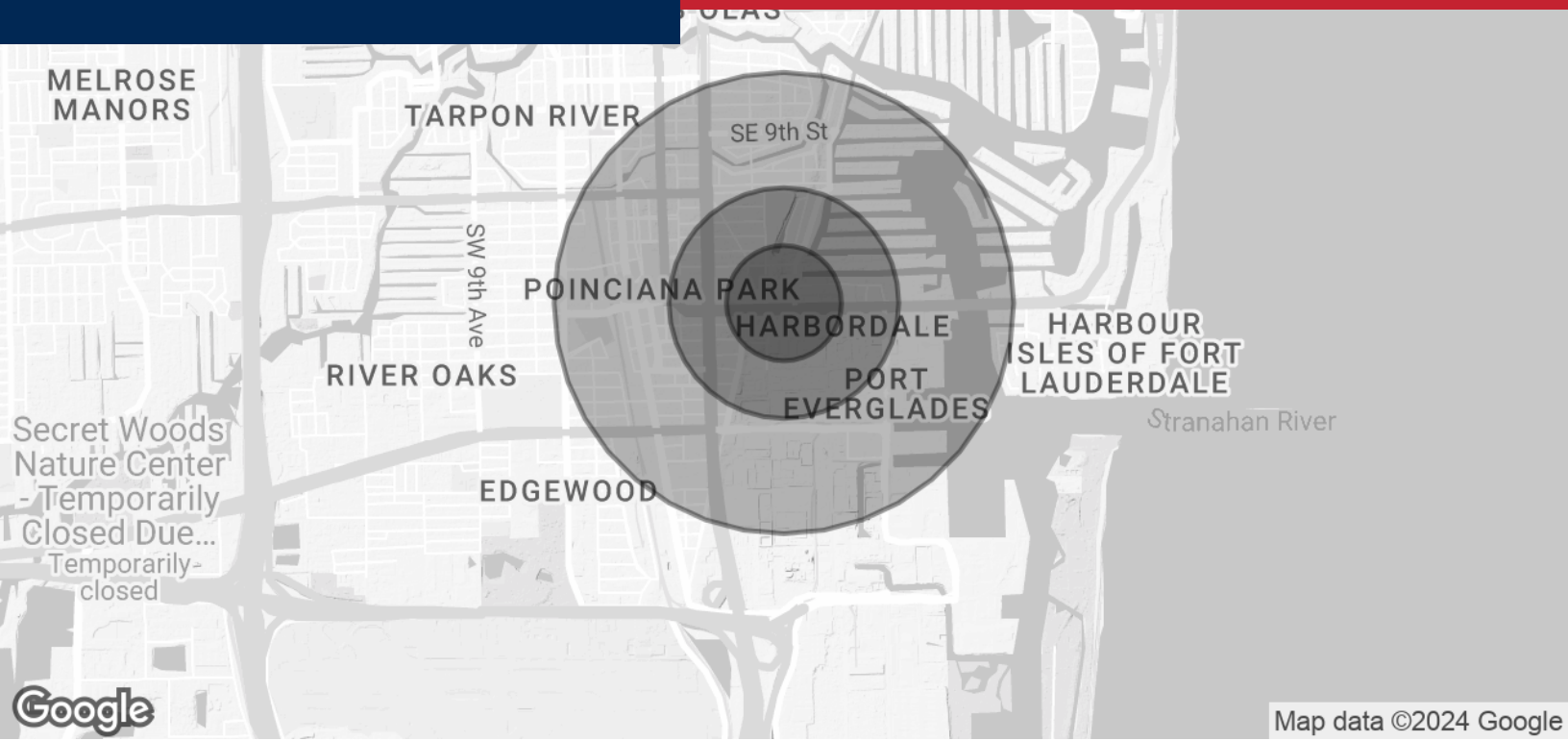
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COMMERCIAL BROKERAGE AND PROPERTY MANAGEMENT



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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	644	2,482	9,577
Average Age	45.8	47.4	44.3
Average Age (Male)	46.2	47.8	44.8
Average Age (Female)	46.8	47.9	44.8
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	456	1,574	5,458
# of Persons per HH	1.4	1.6	1.8
Average HH Income	\$64,828	\$72,843	\$98,327
Average House Value	\$385,966	\$464,821	\$630,668

* Demographic data derived from 2020 ACS - US Census

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