

AVAILABLE FOR LEASE

± 3,955 SF Retail Space

7860 West McNab Rd,
North Lauderdale, FL 33068



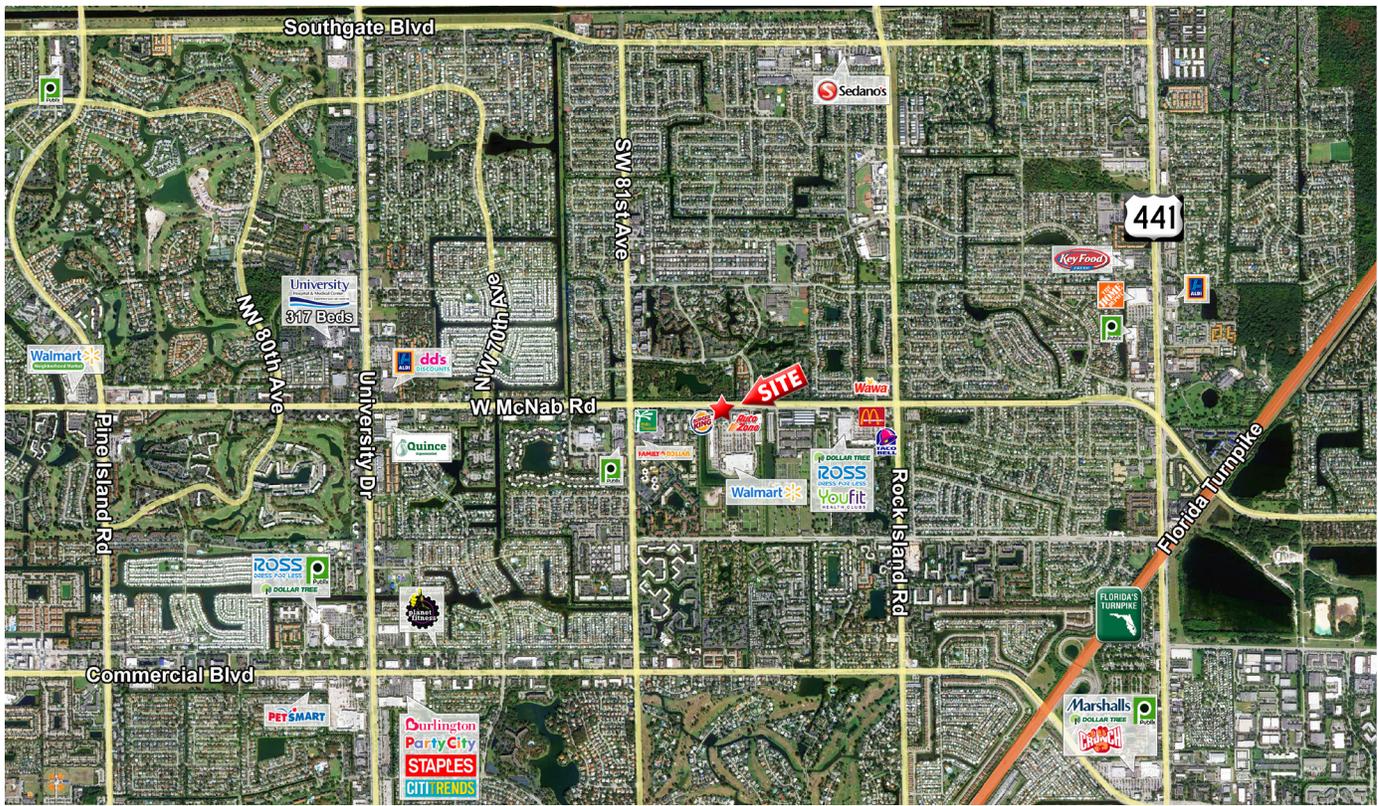
- High Traffic Location
- Dense Population
- Located in front of a Super Walmart Shopping Center
- Great Access and Visibility
- Burger king Co-Tenancy

Area Neighbors:

Walmart, You Fit Gym, Ross Dress For Less, Publix,
Family Dollar, Dollar Tree, WaWa, Burger King, Mc Donalds,
Auto Zone, Pollo Tropical

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Traffic Counts: West McNab Rd

41,149 - vpd

DEMOGRAPHICS	3-MILE RANGE	5-MILE RANGE
POPULATION	193,228	487,457
MEDIAN AGE	40.2	40.7
AVG. HOUSEHOLD INCOME	\$67,028	\$68,255

FOR INFORMATION CALL 561-922-7100

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BROKER PARTICIPATION INVITED-CALL FOR DETAILS

Sevell Realty Partners, Inc.

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LICENSED REAL ESTATE BROKER

NOTE: THIS OFFERING SUBJECT TO ERRORS, OMISSIONS, PRIOR SALE/LEASE OR WITHDRAWAL WITHOUT NOTICE

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