



Publix #0864 - The Shoppes at Fiddlesticks
 13650 Fiddlesticks Blvd
 Fort Myers, FL 33912
 Lat 26.545, Long -81.805

DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2015 Population	1,863	20,185	73,592
2020 Population	2,060	22,680	80,984
2015 Average HH Income	\$122,691	\$96,024	\$78,755
2015 Median HH Income	\$90,679	\$69,397	\$56,014

PROPERTY HIGHLIGHTS

- Fort Myers Market
- Located on Daniels Parkway at signalized intersection
- 2nd generation restaurant space
- Approximately 1/2 mile west of I-75
- Large pylon sign with available panels
- Parking ratio 5.51 / 1,000 SF
- Strong neighborhood and national tenant mix
- Fiddlesticks Golf and Country Club is one of the most affluent neighborhoods in SW Florida
- Traffic Count (2015): 54,009 CPD

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 Licensed Real Estate Broker

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SITE PLAN

STE	TENANT	SIZE
A	Publix	54,376
101	Metro Dry Cleaners	1,500
102	Wine & Design	1,875
103	H&R Block	1,125
104	AVAILABLE (50 x 75)	3,750
105	First Choice Hair Cutters	1,500
106	New China	1,125
107	Asian Nails	1,125
200	Fiddlesticks Dental Care	1,125
201	Michaels Wine & Spirits	1,500
202	The UPS Store	1,500
203	Allstate Insurance	1,500
204	Subway	1,500
205	Papa John's	1,125
206	Beef O' Brady's	2,625
301	AVAILABLE (50 x 75)	3,750
302	Mona Lisa Italian Restaurant	1,875
TOTAL		82,876

AVAILABLE NOT OWNED



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