



RAMBLEWOOD SQUARE SHOPPING CENTER

EXPLORE LEASING OPPORTUNITIES AT OUR NEWLY REIMAGINED SHOPPING CENTER

1201 - 1327 N UNIVERSITY DRIVE
CORAL SPRINGS, FL 33701



PROPERTY HIGHLIGHTS



ADDRESS

N University Dr. & Ramble Dr Coral Spring, FL



SITE AREA

26.50 AC



GLA

148,034



ANCHOR TENANTS

Publix **ROSS**
DRESS FOR LESS



PARKING SPACES

2,244 Surface Spaces



STREET FACING

Extensive frontage to N University Dr. (42,000 AADT) and Ramblewood Dr. (8,000 AADT)



SUITE	SF	TENANT
1203	6,043	Men's Wearhouse
1205	2,916	Care Spot
1209	1,044	Chappy's Pool Store
1211	3,750	Aspen Dental
1213	1,400	3 Natives
1217	2,500	Starbucks
1221	2,300	Dumpling King
1225	2,066	AVAILABLE
1229	1,900	Elements Massage
1233	1,500	The Salt Room
1235	2,517	Wings Plus
1251	2,231	Amscot
1255	920	AVAILABLE
1257	1,000	VAP Group, Inc.
1259	3,506	AVAILABLE
1265	1,200	AVAILABLE
1267	1,300	J-Petal
1281	22,000	ROSS Dress For Less
1285	54,964	Publix Super Market
1289	1,700	The Kebab Shop
1291	2,889	AVAILABLE
1293	1,700	AVAILABLE
1295	9,775	Five Below
1309	2,436	LS Nails & Las Spa
1313	1,700	AVAILABLE
1315	2,125	AVAILABLE
1317	1,275	Kumon of Margate West
1319	1,295	The UPS Store
1321	1,275	Vito's Gourmet Pizza
1325	2,761	OneMain Financial
1327	3,189	T-Mobile

SITE PLAN



MEN'S WEARHOUSE

AspenDental®

AMSCOT

Mobile

five BELOW

LOCATION OVERVIEW



DEMOGRAPHICS

2023 ESTIMATED POPULATION			2023 DAYTIME POPULATION			PROJECTED ANNUAL GROWTH 2023 - 2028			2023 ESTIMATED HOUSEHOLDS			AVERAGE HOUSEHOLD INCOME		
1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES
17,677	192,914	385,416	18,307	142,789	302,404	0.40%	0.20%	0.23%	6,295	70,529	145,288	\$110,030	\$92,434	\$95,302



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