

THE PLAZA AT ROYAL PALM

10299-10387 ROYAL PALM BLVD # 10387, CORAL SPRINGS, FL 33065

PROPERTY SUMMARY



PROPERTY DESCRIPTION

The Plaza at Royal Palm is a 123,063 SF shopping center built in 1989. Renovations include modernized facade and resurfaced parking lot. Property features a mix of tenants, including bank, restaurants, grocery, medical, personal services and retail shops. Positioned in a high-traffic area, with excellent exposure with frontage on Royal Palm Boulevard and Coral Springs Drive with ample parking. Space sizes range from 1,460 SF to 17,142 SF. Situated on 11 acres in Coral Springs and zoned B-2 for Community Business/Neighborhood Business; Coral Springs has been recognized in the top "100 Best Places to Live in the United States" by Money Magazine. Great for tenants looking for space in an updated well-maintained shopping center.

PROPERTY HIGHLIGHTS

- 123,063 SF
- Positioned on busy Royal Palm Boulevard
- Spaces range from 1,460 SF to 17,142 SF
- Situated on 11 acres in Coral Springs
- Renovations in progress

OFFERING SUMMARY

Lease Rate:	\$22.00 - 27.00 SF/yr (NNN)
Number of Units:	32
Available SF:	1,460 - 17,142 SF
Lot Size:	516,714 SF
Building Size:	131,976 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	6,286	55,515	119,627
Total Population	18,207	155,714	326,070
Average HH Income	\$100,785	\$108,744	\$110,435

KEN SILBERLING

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ADDITIONAL PHOTOS



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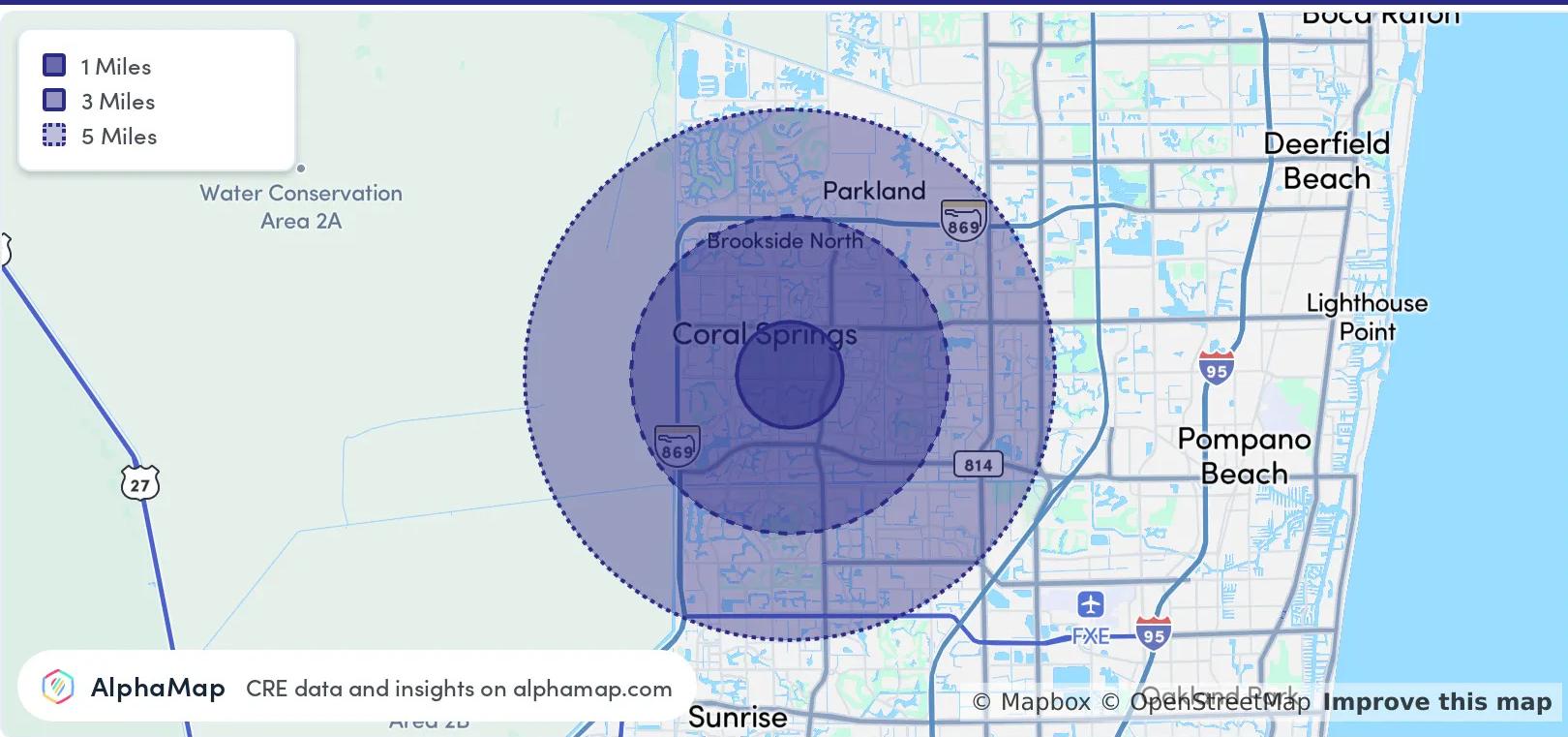
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AREA ANALYTICS



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	18,207	155,714	326,070
Average Age	40	41	41
Average Age (Male)	39	39	40
Average Age (Female)	41	42	43

HOUSEHOLD & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	6,286	55,515	119,627
Persons per HH	2.9	2.8	2.7
Average HH Income	\$100,785	\$108,744	\$110,435
Average House Value	\$483,900	\$479,133	\$448,516
Per Capita Income	\$34,753	\$38,837	\$40,901

Map and demographics data derived from AlphaMap

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RETAILER MAP



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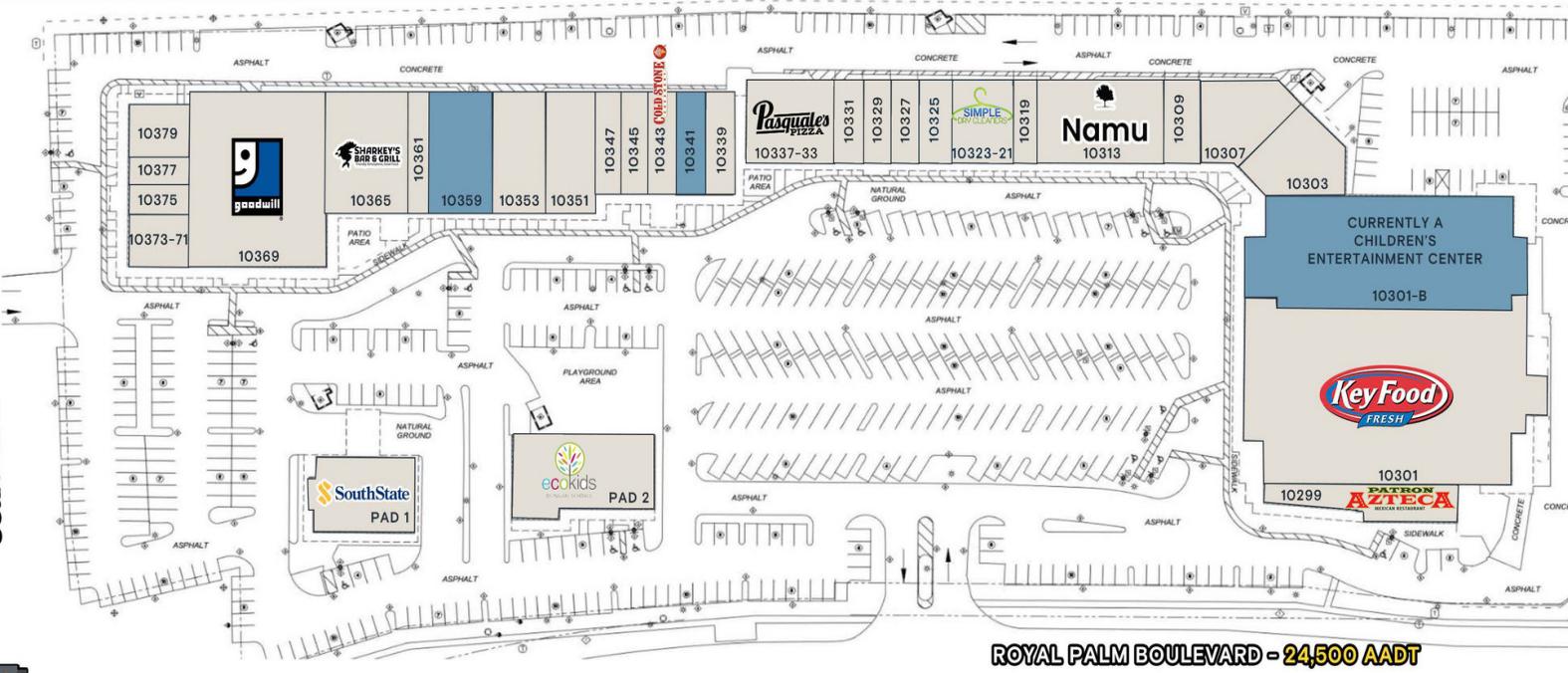
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SITE PLAN



Suite	Tenant	Sq. Ft.	Suite	Tenant	Sq. Ft.	Suite	Tenant	Sq. Ft.	Suite	Tenant	Sq. Ft.
10299 Patron Axteca Mexican	3,326	10323 Simple Dry Cleaners	2,641	10343 Cold Stone	1,470	10369 Goodwill		13,036			
10301 Key Foods	26,536	10325 Tangles Hair Salon	1,450	10345 LA Nails	1,470	10371 Smoke Time		906			
10301B Monkey Joe's - Available	17,142	10327 Personal Eyes	1,175	10347 Brian Snyder DDS	1,470	10375 Iglesia De Dios		906			
10303 Vida Worship Center	3,525	10329 NC Barber Shop	1,175	10351 SDA Church	1,710	10377 Diamond Liquors		906			
10307 Am. Tiger Martial Arts	3,393	10331 Brady Insurance	1,175	10353 Royal Vet	1,710	10379 C&T Laundry Solutions		922			
10309 Red Pepper Chinese	1,468	10337 Pasquale's Pizza	3,770	10359 Available	4,165	PAD 1 South State Bank		6,400			
10313 Namu	1,645	10339 Chopsticks Asian	1,520	10361 GW Sharkeys (Storage)	1,282	PAD 2 Eco Kids		5,000			
10319 Latino Multi Services	996	10341 Available	1,460	10365 GW Sharkeys	5,440						

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