



**Investment  
Properties  
Corporation**

**F O R L E A S E**

# RIDGEPORT PLAZA

 Located at the intersection of Airport Pulling Rd & Pine Ridge Rd

5327-5457 Airport Pulling Road | Naples, Florida 34109



**2 NEW ANCHOR LEASES RECENTLY SIGNED AND COMING SOON!**

Formerly the BED BATH & BEYOND PLAZA...

Same address, new look. Future proposed enhancements to include an updated color scheme for the plaza.

<u>UNIT</u>	<u>SIZE</u>	<u>BASE RENT</u> <small>PSF/YR NNN</small>	<u>2026 EST. CAM</u> <small>PSF/YR</small>	<u>EST. MONTHLY</u>	<u>AVAILABLE</u>
5457	1,900 SF	\$35.00*	\$8.59	\$6,901.75	Immediately

*\*Lease rates are scheduled to increase upon anchor tenants opening for business.*

Join a vibrant mix of National and Local tenants at one of the **busiest shopping centers** in Naples. Prominently located at the intersection of Airport and Pine Ridge Road, this property enjoys exposure to high traffic counts and **year-round visitor activity**.

*click  
here!*



**Google  
Maps**

DEMOGRAPHICS 2025	3 miles	5 miles	7 miles
Est. Population	51,746	135,799	223,378
Est. Average HH Income	\$200,652	\$168,309	\$159,572
2024 Avg. Daily Traffic Count	45,000 (Airport Rd north of Pine Ridge Rd) 60,500 (Pine Ridge Rd east of Airport Rd)		

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*Licensed Real Estate Broker*

The statement and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. Subject to prior sale, lease, withdrawal and price change without notice.



## SITE PLAN



### RIDGEPORT PLAZA

Naples, Florida

Suite	Tenant	Area (SF)
5311	Einstein's Bagels	
5317	Steamers	
5319	Subway	
5323	The Local	
5325	Mattress Firm	
5327	Ma's Met Market & Salon	
5331	A-Z Pack & Ship	
5335	HotWorx	
5337	Little Caesars	
5340	National Retailer	
5367	Oreck Vacuum	
5369	Plato's Closet	
5371	Dr. Orsini (Orthodontics)	
5401	AAA Auto Club	
5411	Naples Floral and Gift	
5413	Purewell Pharmacy	
5415	Neapolitan Gourmet	
5417	Gustito's	
5419	Pelican Nails	
5425	Hibachi of Japan	
5429	Del Toro Insurance	
5431/33	Cosmo Professional	
5435	Latin Family Bakery	
5437	European Food Market	
5443	Beautify	
5445	Coast Dental	
5447	Chez Guy	
5453	Paradise Jewelry	
5457	Available	1,900
5461	Skillet's	
5350	National Retailer	
TOTAL:		111,016

■ AVAILABLE    □ Separately Owned Outparcel

Landlord does not warrant that any occupant indicated herein will be a tenant in the space marked or in this shopping center. Nothing contained herein shall be deemed to limit, waive, or lessen the rights of Landlord under the lease. This exhibit shows only tenant's location in the Landlord's property and is not a scale drawing showing size, etc.

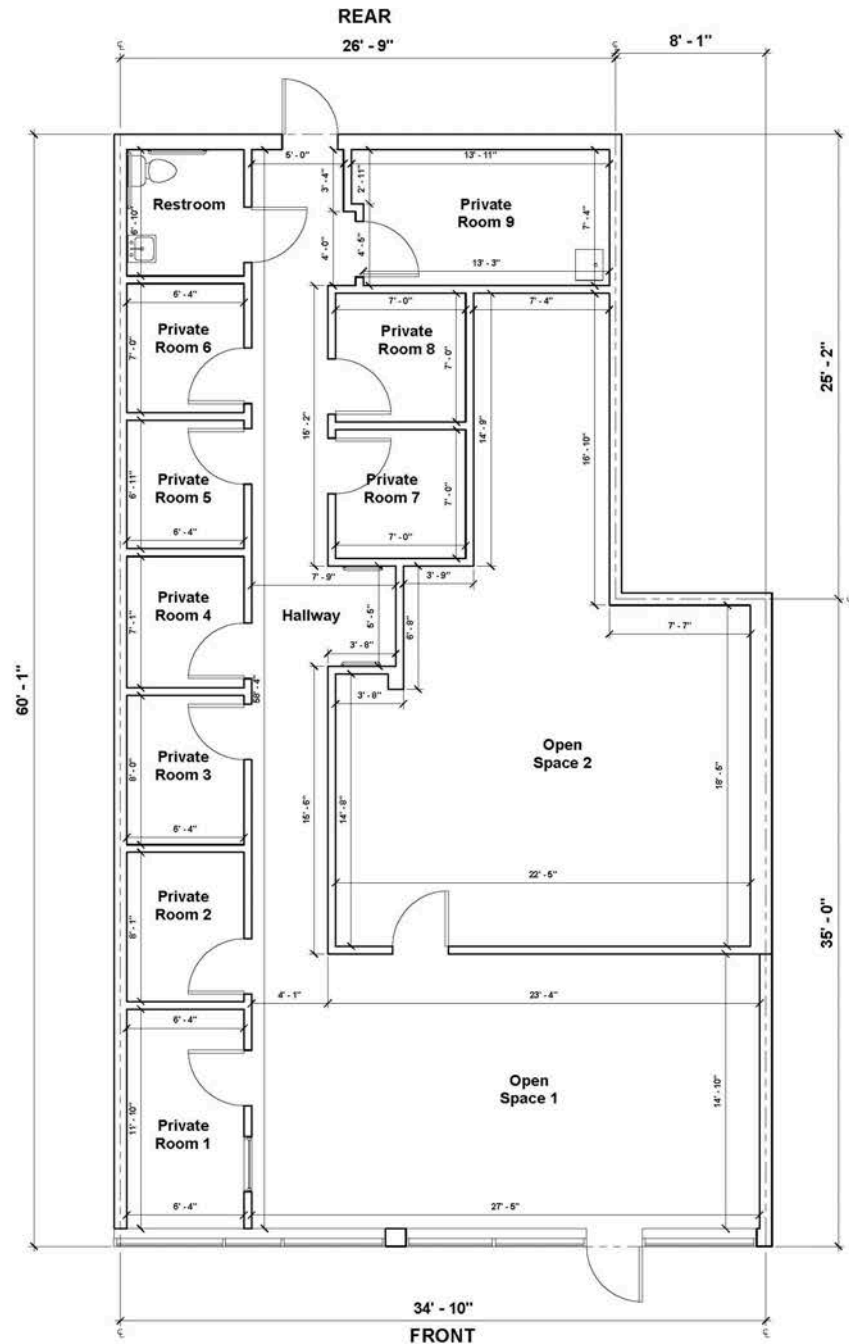


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Relationships. Integrity. Tradition.



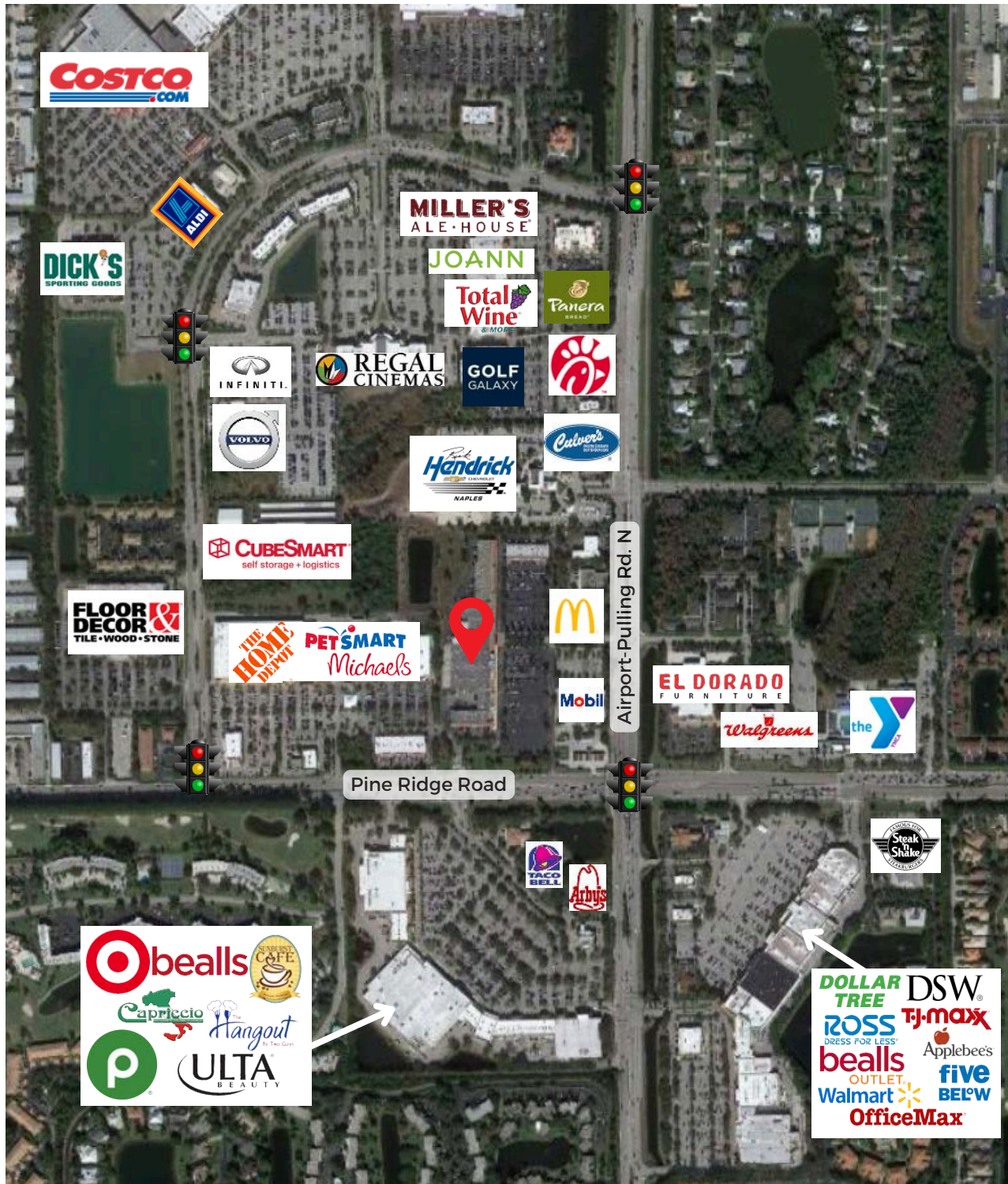
# FLOOR PLAN

UNIT 5457  
1,900 SF





# AERIAL MAP





# AERIAL MAP

