

Shoppes at Laketown Wharf

9902 South Thomas Drive., Unit 23,
Panama City Beach, FL 32408

Property Highlights

- + 8,000 SF to 29,560 SF available; ideal for a variety of different uses
- + Prominent location at prime signaled intersection in the heart of Panama City Beach's tourist district
- + Over 9,758 thousand beach rental condominium units surrounding the site within walking distance; enormous pedestrian traffic
- + Unmatched visibility, with 22,000 average daily traffic
- + Marquis signage opportunity
- + Secure, covered parking
- + Highly competitive lease terms available; also available for sale

In the Heart of Panama City Beach's Tourist District



8,000 SF to 29,560 SF Available Space

Contact Us

Tom Watson
Senior Vice President
+1 850 527 3524
thomas.watson@cbre.com

Elizabeth Forsythe
Senior Associate
+1 850 585 5290
elizabeth.forsythe@cbre.com

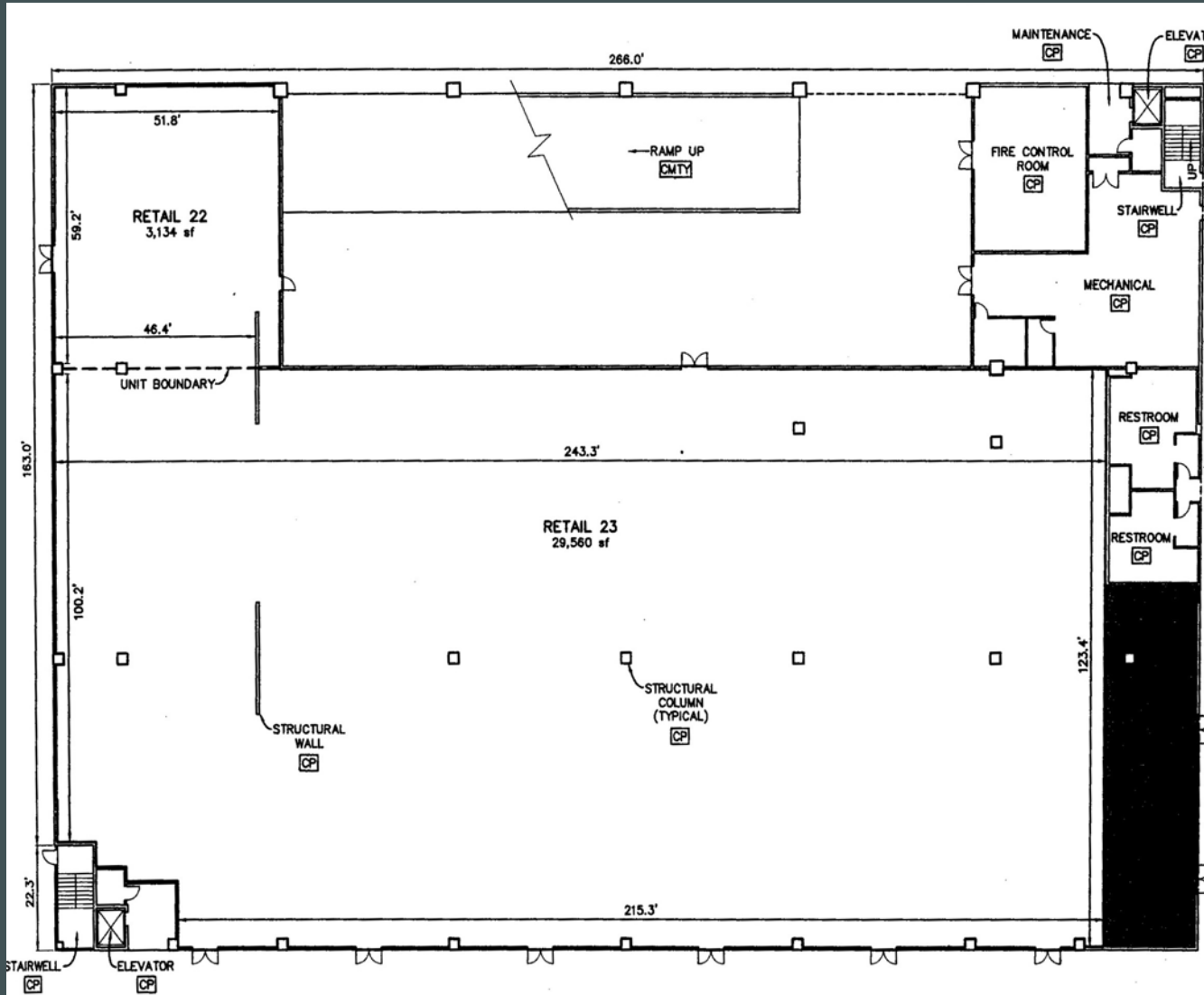
Sam Herrera
Associate
+1 714 227 3829
sam.herrera@cbre.com

Shoppes at Laketown Wharf

9902 South Thomas Drive., Unit 23, Panama City Beach, FL 32408

For Sale or Lease

The Property



Location Highlights



Ideally located at the intersection of South Thomas Dr and Front Beach Rd in the heart of Panama City Beach's tourist district with over 4.5 million tourists annually, creating significantly higher population levels in the market for much of the year. The market is home to a variety of businesses, including marine/ship manufacturing, data services and call centers, and the operations of a who's who list of Fortune 500 technology and defense contractors that support the military missions of Tyndall Air Force Base and Naval Support Activity/Naval Surface Warfare Center.

| Demographics | 5 mins | 10 mins | 20 mins |
|---------------------|----------|----------|----------|
| Population | 8,533 | 31,487 | 81,487 |
| Daytime Population | 10,500 | 33,209 | 103,693 |
| Housing Units | 11,855 | 27,654 | 59,727 |
| Avg HH Income | \$83,232 | \$89,028 | \$89,327 |
| Avg Age | 40.5 | 40.3 | 42.7 |
| Seasonal Population | 35,565 | 82,962 | 179,181 |

*seasonal population estimated at 3 persons per housing unit

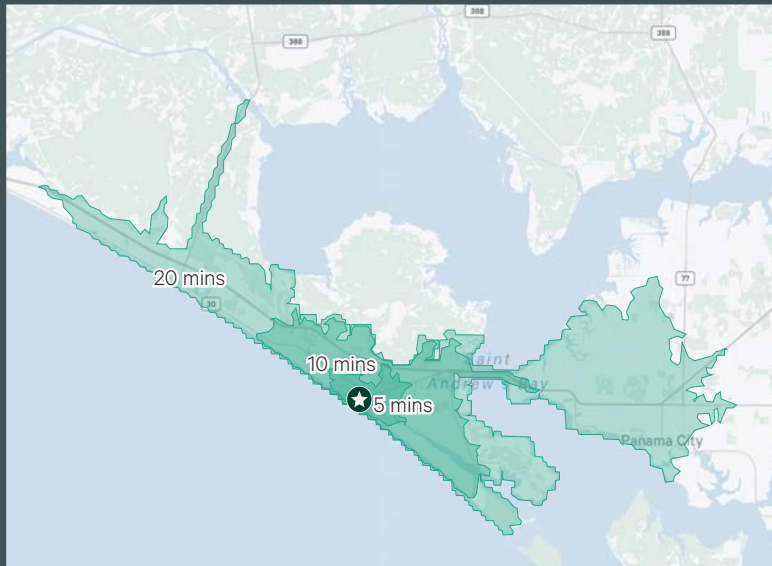
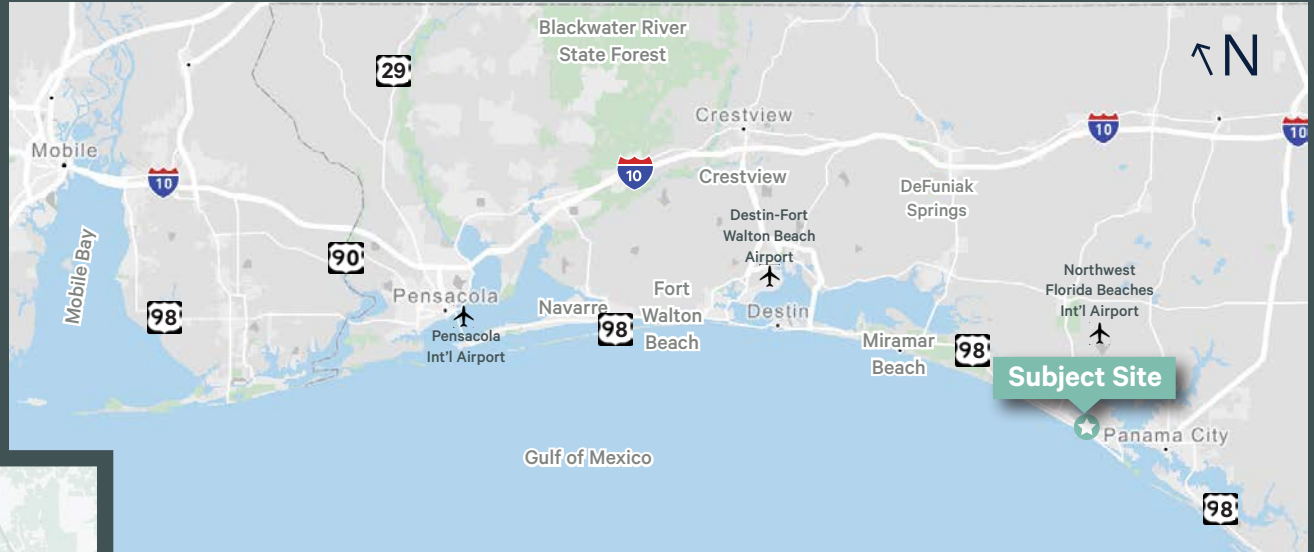
Shoppes at Laketown Wharf

9902 South Thomas Drive., Unit 23, Panama City Beach, FL 32408

For Sale or Lease

Panama City Beach

Long known as one of Florida's major beach destinations for visitors throughout the country, Panama City Beach is quickly becoming a multifaceted economic center. With an unmatched climate and outdoor recreational lifestyle, strong educational institutions, and enormous investment in the area's infrastructure, Panama City Beach is attracting more business relocations and expansions every day, along with a rapidly growing stream of new residents. While the market area is diversifying its economy and expanding at an ever-faster pace, Panama City Beach continues to uphold the Gulf Coast culture for which it's always been known, and remains the "World's Most Beautiful Beach".



Contact Us

Tom Watson
Senior Vice President
+1 850 527 3524
thomas.watson@cbre.com

Elizabeth Forsythe
Senior Associate
+1 850 585 5290
elizabeth.forsythe@cbre.com

Sam Herrera
Associate
+1 714 227 3829
sam.herrera@cbre.com

© 2023 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

CBRE