



FOR LEASE OR SALE
CALL FOR PRICING



**160 - 190 Malabar Road SW
 Palm Bay, FL 32907**

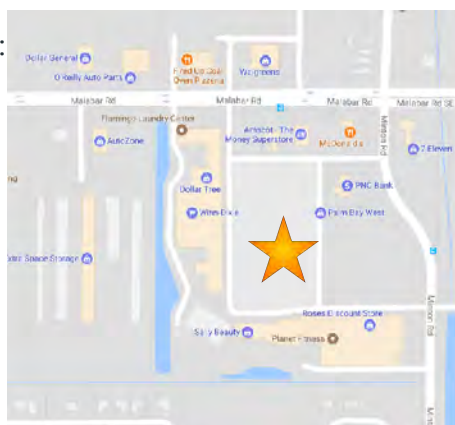
PALM BAY WEST OUTPARCEL

For More Information:

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PROPERTY HIGHLIGHTS

- Outparcel Available for Ground Lease in this Winn-Dixie Anchored Shopping Center!
- Ground Space in Front of New Ollie's Bargain Outlet
- Shopping Center also Includes Planet Fitness, NCG Cinema, Roses Discount Store, Leslie's Pools, GNC, Sally Beauty, Dollar Tree, Rent A Center & More!
- Other Out Parcels Include McDonald's, Space Coast Credit Union, Amscot & PNC Bank
- Busy Intersection of Malabar & Minton Roads in West Palm Bay

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	8,499	61,303	133,849
Households	3,034	22,674	51,929
Median HH Income	\$49,783	\$53,324	\$54,372

www.v3commercialadvisors.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

SITE PLAN

160 Malabar Road SW

100	Ollies Bargain Outlet	26,479
101	Roses Discount Store	60,000
102	Leslie's Pools	3,000
103	AVAILABLE	2,000
104	Italian Pizza	2,000
105	Complete Care Center	3,000
107	Planet Fitness	17,000
110	Lee's Nails	1,400
111	Smoothie Social	1,050
112	Femme Fatal Arms	1,050
113	Rita's Italian Ice	1,050
114	Chiquis Pet Groomer	1,400
115	Sally Beauty Supply	1,400
116	JamRock Grill	1,071
119	JamRock Grill	2,260
120	NCG Palm Bay Cinema	28,118
180	H&R Block	1,625
190	GNC	1,300
103	AVAILABLE	1,425
105	City of Palm Bay	7,200
106	Waves Hair Salon	1,550
109	Rent-A-Center	3,000
250	Winn-Dixie	56,000
111	Florida Wine & Spirits	1,795
114	Dollar Tree	10,961
115	Little Caesars	1,400
116	Lucky Garden	1,400
117	Discount Tobacco	1,400
118	Cash Advance America	1,400
119	Mash Hoagies	1,400
120	AVAILABLE	1,210
121	Internet Arcade	1,910
122	Clover Insurance	600
123	Sun Clean Dry Cleaners	1,350
124	Mauricio's Barbershop	750
125	Boost Mobile	750
126	R&S Soft Water Services	1,600
129	Remedy Pawn & Jewelry	7,206
130	Ross Laundry	1,600

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PROPERTY PHOTOS



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