

**RE/MAX**  
COMMERCIAL



**THE DEMARCO**  
REAL ESTATE GROUP

**FOR LEASE**

**SPRINGTREE COUNTRY CLUB PLAZA**

**3801 N UNIVERSITY DR  
SUNRISE, FL**

# FOR LEASE:

3801 N UNIVERSITY DR  
SUNRISE, FL

**PRICE: \$36/SF/YR NNN + CAM**

## **PROPERTY OVERVIEW:**

Prime ground floor retail suites available in a well-maintained commercial center directly on University Drive in Sunrise, surrounded by national retailers, restaurants, and daily traffic drivers, including Walmart across University Drive and nearby Harbor Freight. The property offers excellent visibility, prominent storefront exposure, convenient access, and ample on-site parking for customers and employees. Surrounded by established residential neighborhoods, restaurants, retailers, and other daily traffic drivers, the location is ideal for retail, beauty, wellness, medical, and service-oriented businesses seeking space along one of Sunrise's busiest commercial corridors.

## **PROPERTY HIGHLIGHTS:**

- Prime University Drive frontage
- Ground floor storefronts
- Surrounded by Major Retailers like Walmart, Hooters, Harbor Freight and more!
- Excellent visibility and access
- Ample on-site parking
- **Retail Units Available:**
  - Suite 501: 1,697 SF
  - Suite 502: 1,040 SF
    - Can be combined!
- Ideal for retail, beauty, wellness, medical, and service uses

### **THE DEMARCO REAL ESTATE GROUP™**

Office: (954) 453-1000

[john@demarcogroup.com](mailto:john@demarcogroup.com)

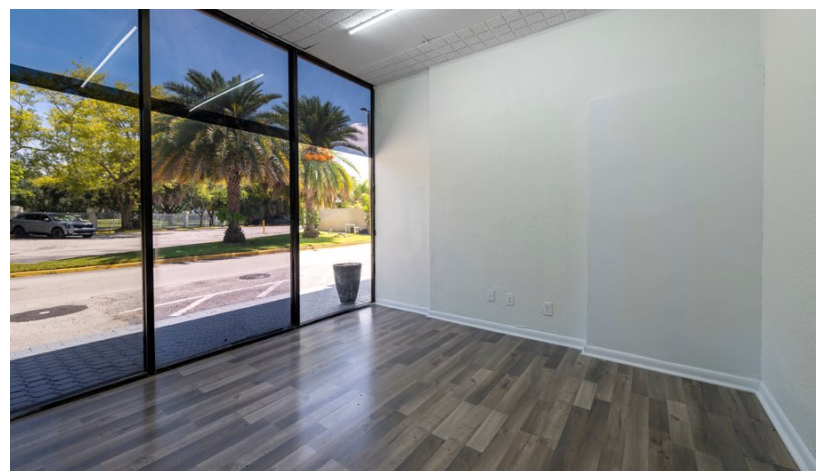
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1901 Harrison Street, Hollywood FL, 33020



# UNIT 501:

PRICE: \$36/SF NNN  
SIZE: 1,697 SF



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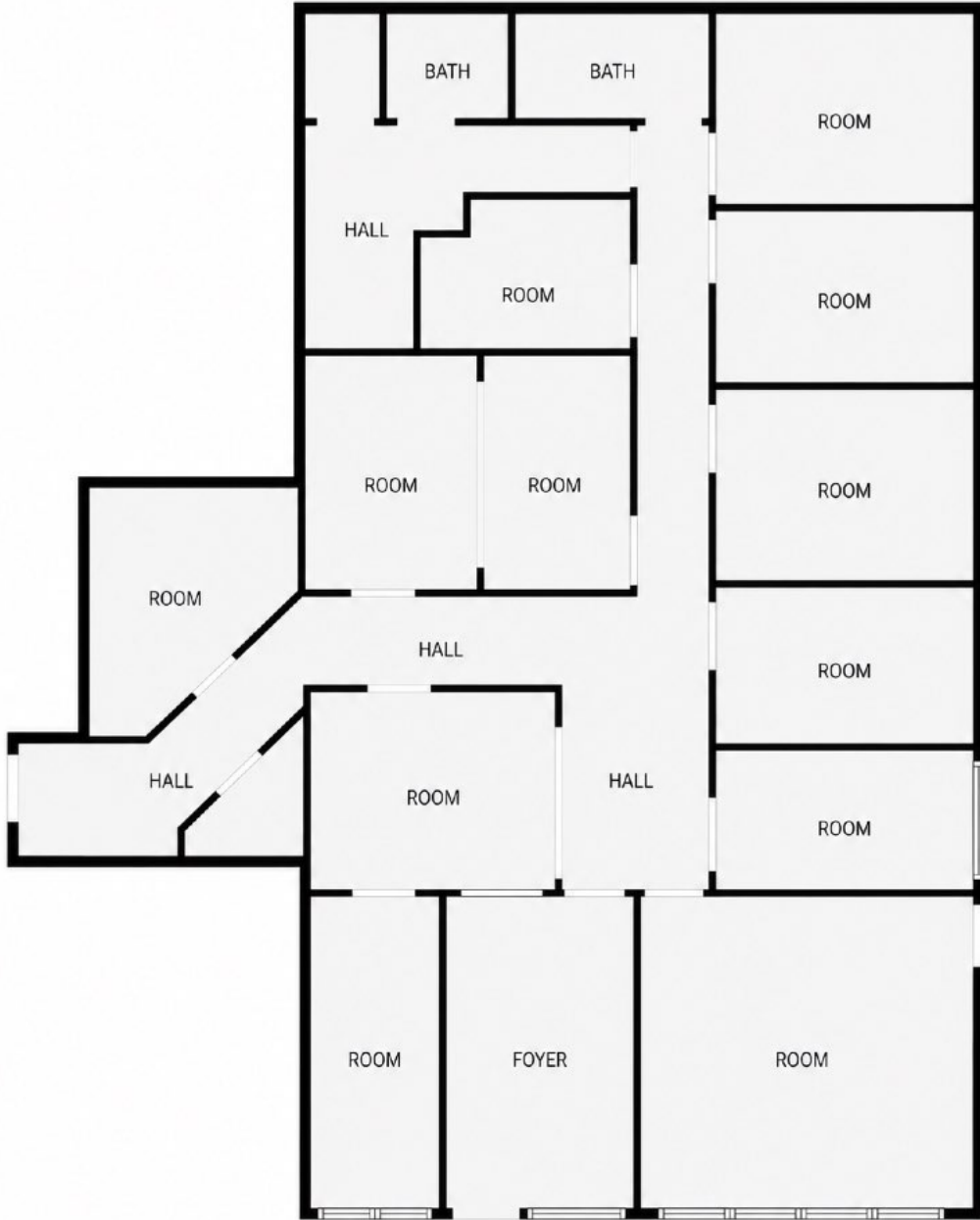
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# UNIT 501:

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MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED

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# UNIT 502:

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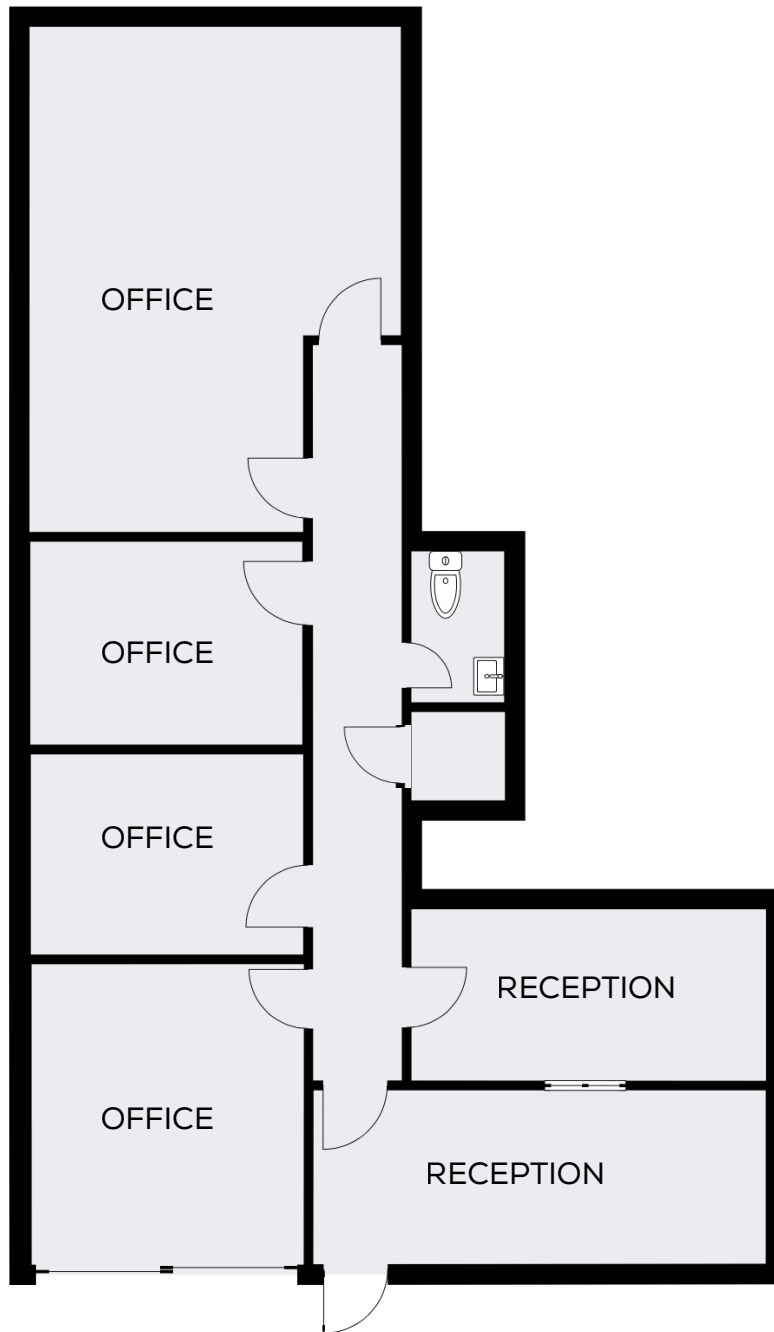
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# UNIT 502:

PRICE: \$36/SF NNN  
SIZE: 1,040 SF



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