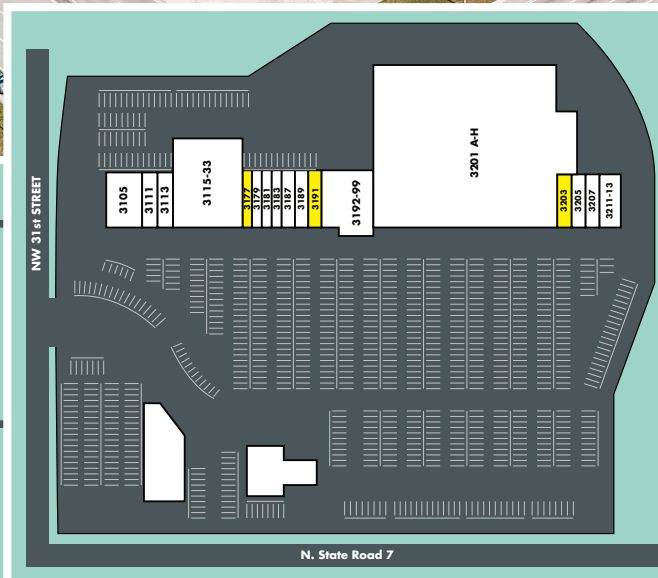


Broward Meat & Fish Plaza

3111 N State Rd 7, Margate, FL 33063

SWC of SR-7/HWY 441 & Sample Rd

NEAL
LEASE • MANAGE • SELL



| UNIT | TENANT |
|---------|--|
| 3105 | Sav-A-Lot Nutrition Centers |
| 3111 | Patty Store |
| 3113 | Margate Family Medical |
| 3115-33 | YF Margate |
| 3177 | Available Group Exercise Space: 2,000 sf |
| 3179 | Well Goods Pharmacy |
| 3181 | South Florida Vision Services |
| 3183 | Nails Aria Salon |
| 3187-89 | Banquet Center |
| 3191 | Available Space: 1,200 sf |
| 3192-99 | Church |
| 3201A-H | Broward Meat & Fish |
| 3203 | Available Space: 1,827 sf |
| 3205 | Final Cut Barber Shop |
| 3207 | All Care Dental |
| 3211-13 | Donna's Restaurant & Bakery |

- Adjacent to HCA Florida Northwest Hospital
- Synergy with nearby Best Buy and Lowes, attracting a diverse range of customers and potential collaborations
- Only 1,600 and 2,000 sf spaces available



Population:

3 Mile: 150,777



Average Household Income:

3 Mile: \$93, 602

Lease Rate:



\$32.00 psf, NNN;
EST. \$8.00 psf, CAM

For Information Contact: Timothy Neal // Neal Realty & Investments // (954) 568-0530 // Tim@NealRealty.net

Information contained herein has been obtained from sources deemed reliable. Although we have no reason to doubt its accuracy, we regret we cannot guarantee it. All properties are subject to change or withdrawal without notice.