

Village Marketplace

1825 Tamiami Trail | Port Charlotte, FL



PROPERTY HIGHLIGHTS

Village Marketplace is a 185,000 square foot Staples, Books-A-Million and Big Lots anchored community center in Port Charlotte, FL. The center is located on Tamiami Trail, the primary retail corridor for the area and less than a half mile from the Port Charlotte Town Center Mall. With over 74,000 cars passing by the property every day, Village Marketplace caters to the growing population in the area. The center's tenant mix is an ideal blend of need based consumer items, soft goods, restaurants and services providing cross-shopping synergies for customers making Village Marketplace Port Charlotte's premier one stop shopping center. Port Charlotte is part of the Punta Gorda MSA, one of the fastest growing in the U.S. Over the next 15 years, the Punta Gorda MSA is projected to rank 5th in population growth and 17th in employment growth among the top 300 MSA's.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	5,956	43,258	90,763
Employees	4,186	19,329	27,928
Avg. Household Income	\$58,430	\$68,143	\$71,092

TRAFFIC COUNTS

Tamiami Trl	56,000 VPD
Cochran Blvd	18,000 VPD

CONTACT INFORMATION

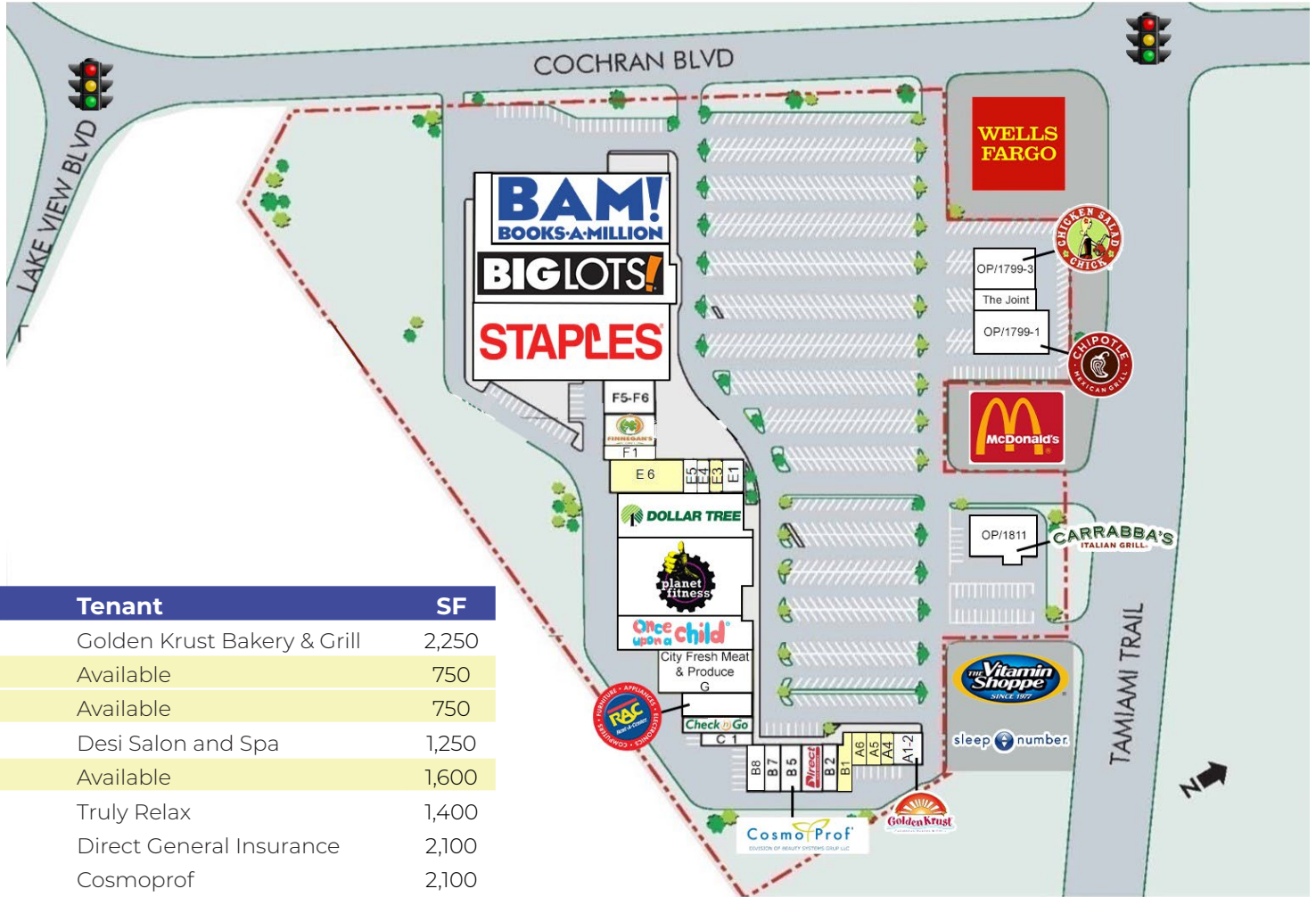
BRAHM SCOLER
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SITE PLAN



Bay	Tenant	SF
A1-2	Golden Krust Bakery & Grill	2,250
A4	Available	750
A5	Available	750
A6	Desi Salon and Spa	1,250
B1	Available	1,600
B2	Truly Relax	1,400
B3	Direct General Insurance	2,100
B5	Cosmoprof	2,100
B7	Best RX Pharmacy	1,400
B8	Chinese Restaurant	1,700
C1	Nail Envy Spa	1,400
C2	Available	1,900
C3	Rent A Center	3,800
E1	Family Home Medical Supply	1,615
E3	All Powered Mobility	750
E4	Miriam's Hair Gallery	750
E5	Zest Nutrition	750
E6	Universal Perform Arts Center	5,450
F1	Mochinut Cafe	1,400
F2	Finnegans Grille & Pub	3,500
F-5-F6	Jenny's Wig & Beauty	3,500
G	City Fresh Meat & Produce	8,320

Bay	Tenant	SF
W1	Staples	31,740
W2	Big Lots	28,985
W3	Books A Million	26,215
WD1A	Once Upon A Child	7,336
WD2	Planet Fitness	22,872
WD3	Dollar Tree	12,913
OP/1799-1	Chipotle	2,450
PO/1799-2	The Joint Chiropractor	1,300
OP/1799-3	Chicken Salad Chick	2,580
OP/1811	Carrabba's	6,341

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CENTER PHOTOS



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MARKET AERIAL

