



NEAPOLITAN WAY

FOR LEASE • PUBLIX ANCHORED NEIGHBORHOOD CENTER
4601 9TH ST N • NAPLES, FL 34103



JOIN **Publix.** **FIRST WATCH** THE DAYTIME CAFE *Walgreens*



HIGHLIGHTS

- HIGHLY TRAFFICKED PUBLIX & WALGREENS ANCHORED CENTER
- SITE BOASTS GREAT DEMOGRAPHICS WITH HIGH INCOMES & DAYTIME POPULATION
- WELL ESTABLISHED CENTER IN THE HEART OF THE COVETED PARK SHORE NEIGHBORHOOD, WITH A DIVERSE MIX OF RETAIL AND SERVICE ESTABLISHMENTS
- CENTRALLY LOCATED IN NAPLES DIRECTLY OFF OF US-41 JUST 1/2 MILE SOUTH OF PINE RIDGE

CONTACT US:

JOHN PAULICH IV
Senior Advisor
239.334.3040
john.paulich@trinitycre.com

DARREN MOORE
Senior Advisor
239.334.3040
darren.moore@trinitycre.com

DOUG OLSON
Partner
239.334.3040
doug.olson@trinitycre.com



PROPERTY FEATURES

PRICE	CALL FOR DETAILS
AVAILABLE	1,000± SF - 6,400± SF
GLA	123,584± SF
LOCATION	The subject site located on the west side of US 41 at Neapolitan Way in Naples, FL

2022 DEMOGRAPHICS

NEAPOLITAN WAY

	1 MILE	3 MILE	5 MILE
AVERAGE H.H INCOME	\$204,439	\$180,129	\$154,225
POPULATION	9,146	40,036	90,691
EMPLOYMENT DENSITY	11,132	41,191	105,574



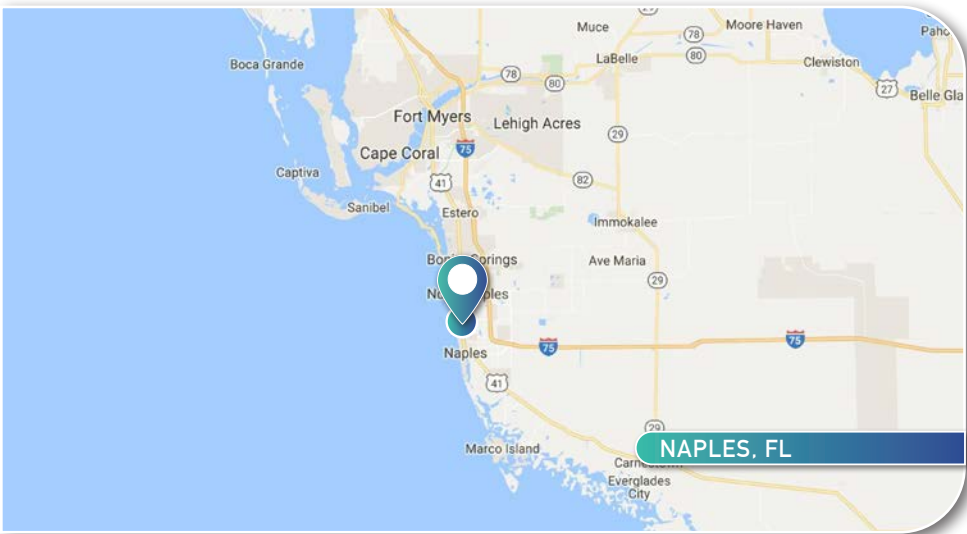
AVERAGE H.H INCOME



POPULATION

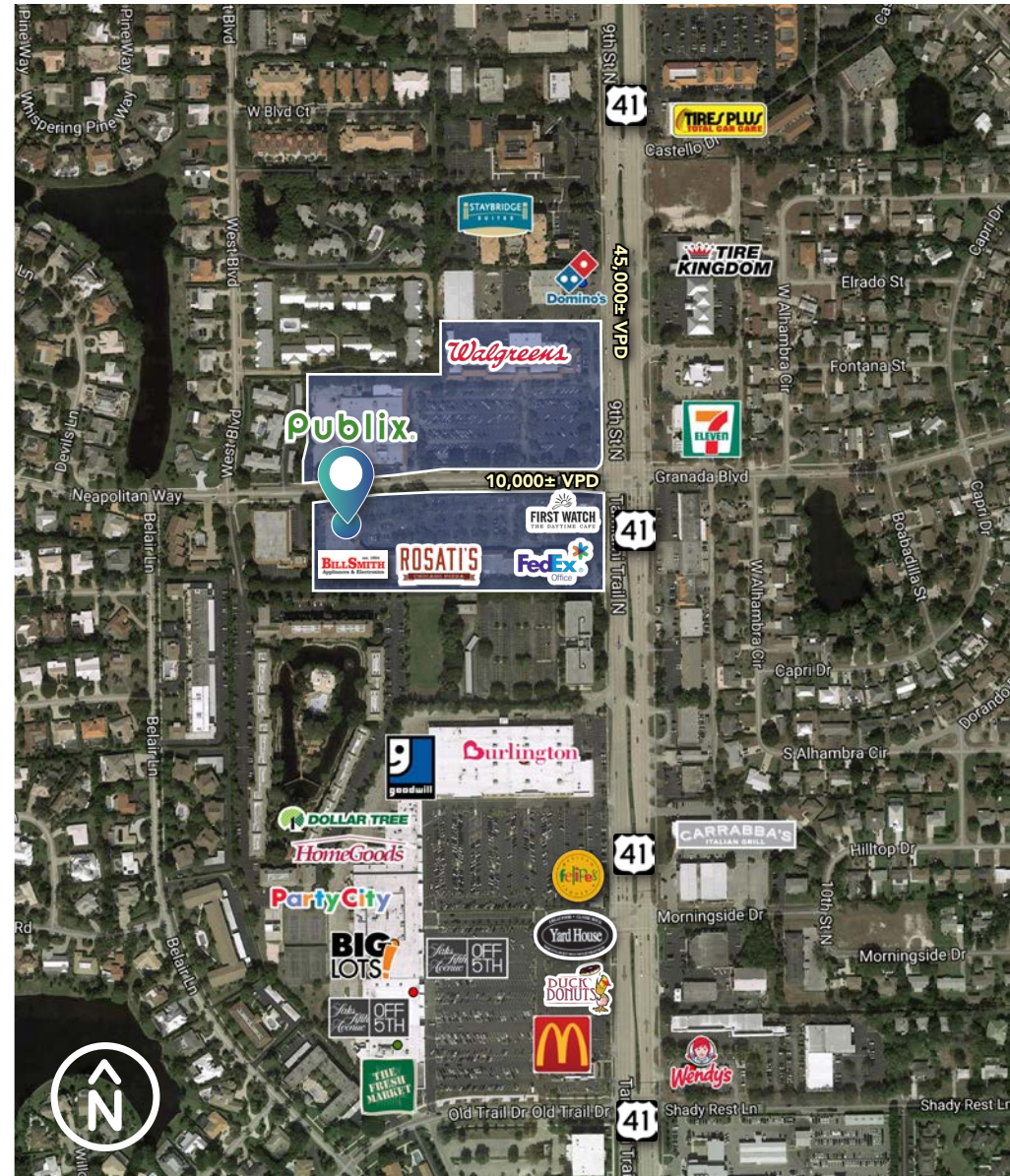


EMPLOYMENT DENSITY



NEAPOLITAN WAY

FOR LEASE • PUBLIX ANCHORED NEIGHBORHOOD CENTER
4601 9TH ST • NAPLES, FL 34103



trinitycre.com

9450 Corkscrew Palms Cir • Suite 101 • Estero, FL 33928

© 2024 Trinity Commercial Group

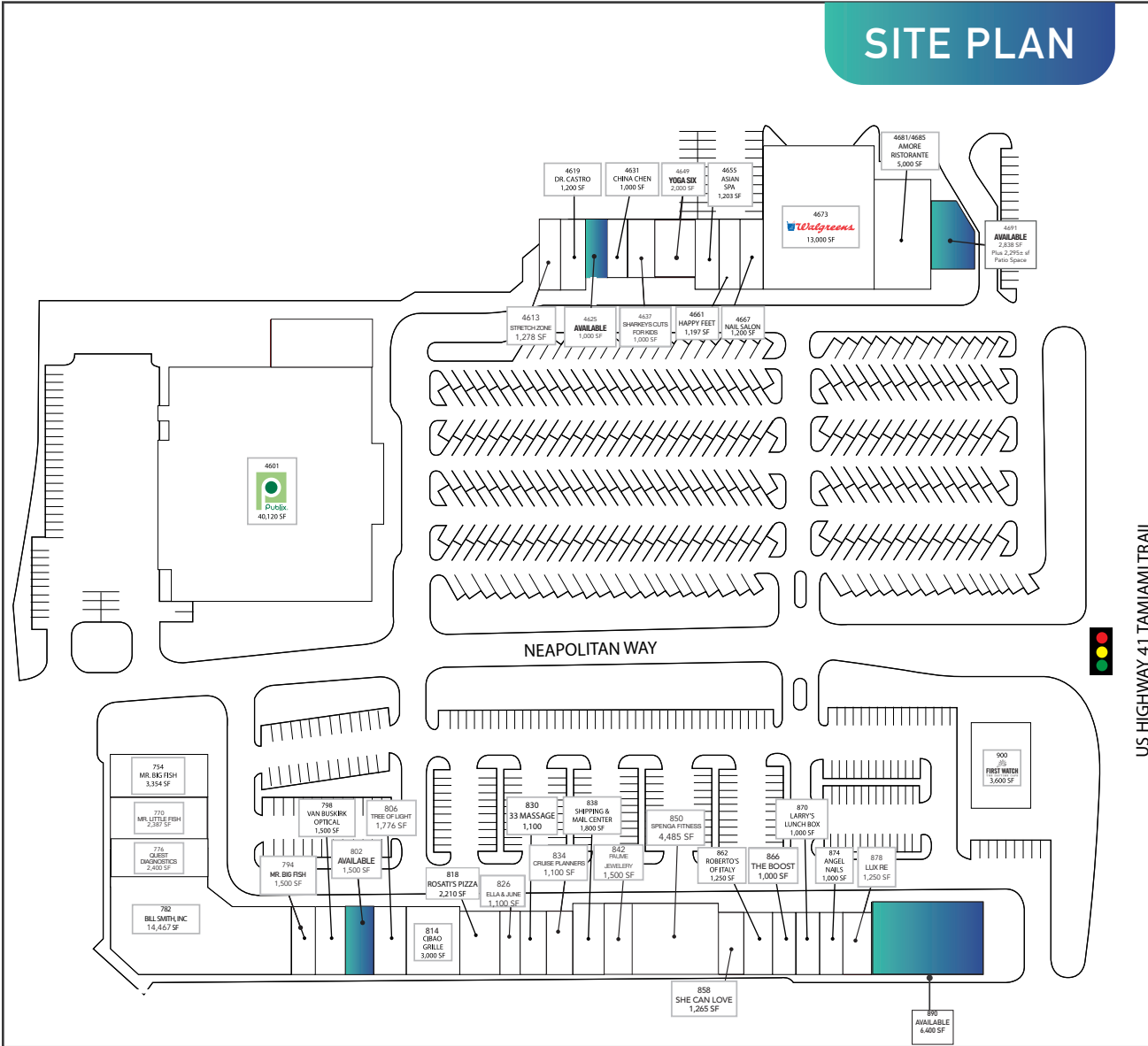
This information is considered accurate, but not guaranteed.



NEAPOLITAN WAY

FOR LEASE · PUBLIX ANCHORED NEIGHBORHOOD CENTER
4601 9TH ST · NAPLES, FL 34103

SITE PLAN



GLA : 135,846± SF

UNIT	TENANT	SF
4625	AVAILABLE	1,000
802	AVAILABLE	1,500
4691	AVAILABLE - Plus 2,295± sf Patio Space	2,838
890	AVAILABLE	6,400
754	MR. BIG FISH	3,354
770	MR. LITTLE FISH	2,387
776	QUEST DIAGNOSTICS	2,400
782	BILL SMITH, INC	14,467
794	MR. BIG FISH (CONTINUED)	1,500
798	VAN BUSKIRK OPTICAL	1,500
806	TREE OF LIGHT	1,776
814	CIBAO GRILL	3,000
818	ROSATI'S PIZZA	2,210
826	ELLA AND JUNE BOUTIQUE	1,100
830	33 MASSAGE	1,100
834	CRUISE PLANNERS	1,100
838	SHIPPING & MAIL CENTER	1,800
842	PAUME JEWELRY	1,500
850	SPENGA FITNESS	4,485
858	SHE CAN LOVE	1,265
862	ROBERTO'S OF ITALY	1,250
866	THE BOOST	1,000
870	LARRY'S LUNCH BOX	1,000
874	ANGEL NAILS	1,000
878	LUX RE	1,250
900	FIRST WATCH	3,600
4601	PUBLIX	40,120
4613	STRETCH ZONE	1,278
4619	DR. CASTRO	1,200
4631	CHINA CHEN	1,000
4637	SHARKEYS CUTS FOR KIDS	1,000
4649	YOGA SIX	2,000
4655	ASIAN SPA	1,203
4661	HAPPY FEET	1,197
4667	NAIL SALON	1,200
4673	WALGREENS	13,000
4681/4685	AMORE RISTORANTE	5,000