

Wynnehaven Plaza



Why This Property

Publix-anchored, high-visibility, and strategically positioned at a lighted hard corner on Navarre Parkway / Highway 98, Wynnehaven offers strong co-tenancy, excellent access, abundant parking, and flexible move-in-ready space for restaurant, retail, and medical users.

Property Features

60,262 SF Publix Anchored Center

Center Built in 2023

Hard-Corner, Lighted Intersection

Approx. 48,000 Cars Per Day

Suite 104

Suite 104 - 1,500 SF
Open Concept Retail



Suite Features

Suite 104 offers 1,500 SF of highly functional retail / restaurant space within the Publix-anchored Wynnehaven at Wynnehaven Beach center. Previously operated as a restaurant concept, the suite was configured with seating for 7 four-top tables plus 8 counter-height stools, creating an efficient and inviting dine-in layout. The kitchen is positioned open to the dining area in a grill-style format, allowing for excellent customer engagement and visibility into the service line. The space also includes two ADA-compliant restrooms and a large rear storage room ideal for supplies, inventory, or back-of-house support. This versatile suite is well suited for restaurant, café, specialty food, retail, or upscale salon users seeking strong presence, natural light, and excellent access in one of Navarre's most active commercial corridors.

Lease Information

LEASE RATE	\$3,375 per mo
LEASE TYPE	NNN
NNN FEE	\$1,100 per mo.
SUITE SIZE	1,500 SF +/-
TERM	3-5 YR

For more information

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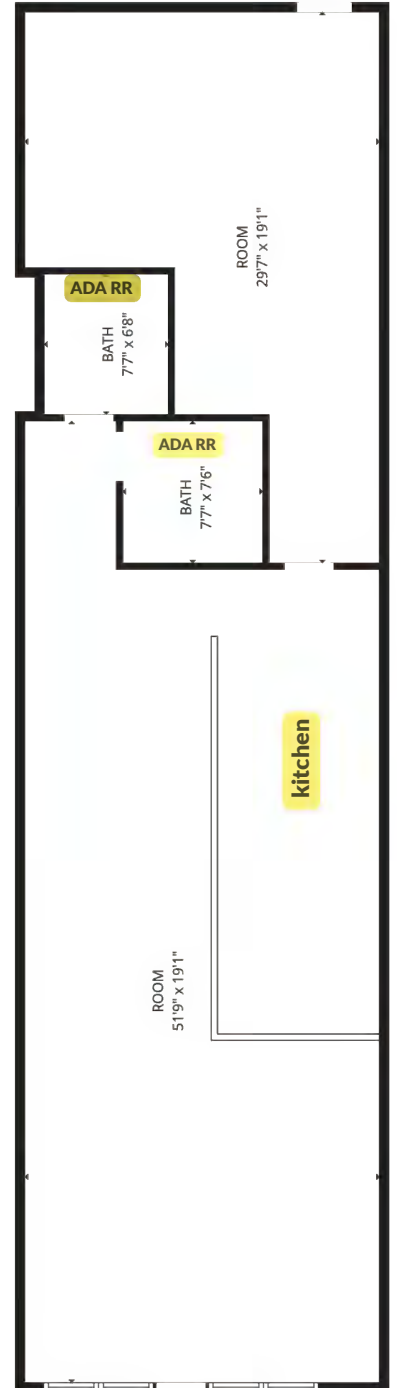
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Suite 104

SUITE 104: 1,500 SF FORMER RESTAURANT SPACE
IDEAL FOR RESTAURANT, SALON, OR RETAIL



TENANT LEGEND		
SUITE	TENANT	SQ. FT.
ANCHOR	Publix	48,387
A-100	Publix Liquors	2,100
A-101	Lavish Nails	3,000
A-103	Qwik Pack & Ship	1,500
A-104	AVAILABLE	1,500
A-105	AVAILABLE	2,400
A-106	Beignets & Brew	1,375
BLDG A		60,262
P-101	El Jalisco	4,733
BLDG P		4,733
TOTAL		64,995



NAVARRE PARKWAY (STATE ROAD 30, US HIGHWAY 98)

48,000 CPD

WYNNEHAVEN PLAZA

Demographic Support

The surrounding trade area continues to demonstrate strong fundamentals for commercial users, with a 15-minute population of 41,722, 15,940 households, and a daytime population of 35,592. Population growth is projected to continue through 2029, reaching annual growth rates of up to 1.20%, while median household incomes remain strong across the drive-time area. The market is further supported by high rates of homeownership and average home values exceeding \$423,000 within 15 minutes, reinforcing the area's stability and purchasing power



Wynnehaven Shopping Center

NAIPensacola



**10040 NAVARRE PKWY.
NAVARRE, FL**

Property Highlights

- 658 Feet of Frontage on Navarre Pkwy / Hwy 98
- Multiple Ingress / Egress Points
- Building & Pylon Signage Available
- Strong Co-Tenancy with Daily Traffic Drivers
- Located in the Heart of Navarre's Retail Corridor

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