

# TUTTLEBEE PLAZA

NWC OF BEE RIDGE RD & TUTTLE AVE, SARASOTA, FL 34239

# FOR LEASE




## LOCATION DESCRIPTION

Located at the northwest corner of Bee Ridge Rd and Tuttle Ave in a well populated trade area

## PROPERTY HIGHLIGHTS

- 1,800 SF 2nd generation restaurant space available
- 1,620 SF space coming available
- Anchored by TJ Maxx, Office Max, Amped Fitness & Dollar Tree
- Located 1 mile from The Crossings at Siesta Key and the heavily traveled S Tamiami Trail which is the main thoroughfare in Sarasota County
- Traffic Counts (AADT): Bee Ridge Rd - 30,500; Tuttle Avenue - 25,500
- The intersection is part of a network of key traffic corridors in Sarasota and is near residential, institutional, and commercial nodes



 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	11,505	86,448	181,402
Daytime Population	11,278	107,077	216,338
Households	5,323	39,587	83,109
Average HH Income	\$94,057	\$123,594	\$125,014



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SUITE	TENANT NAME	SPACE SIZE
1	Dunkin Donuts	1,782 SF
2	TJ Maxx	29,825 SF
3	OfficeMax	23,800 SF
4	Dollar Tree	19,700 SF
5	Aqua Tots Swim School	10,050 SF
6	SalonCentric	3,250 SF
7	Laura Jeans	2,240 SF

SUITE	TENANT NAME	SPACE SIZE
8	Jersey Mike's Subs	1,600 SF
9	Miracle Nails	1,600 SF
10	Purple Bol	1,200 SF
11	Future Available	1,620 SF
12	Available	1,800 SF
13	Bang Jewelry	900 SF
14	The Men's Room Barbershop Too	870 SF



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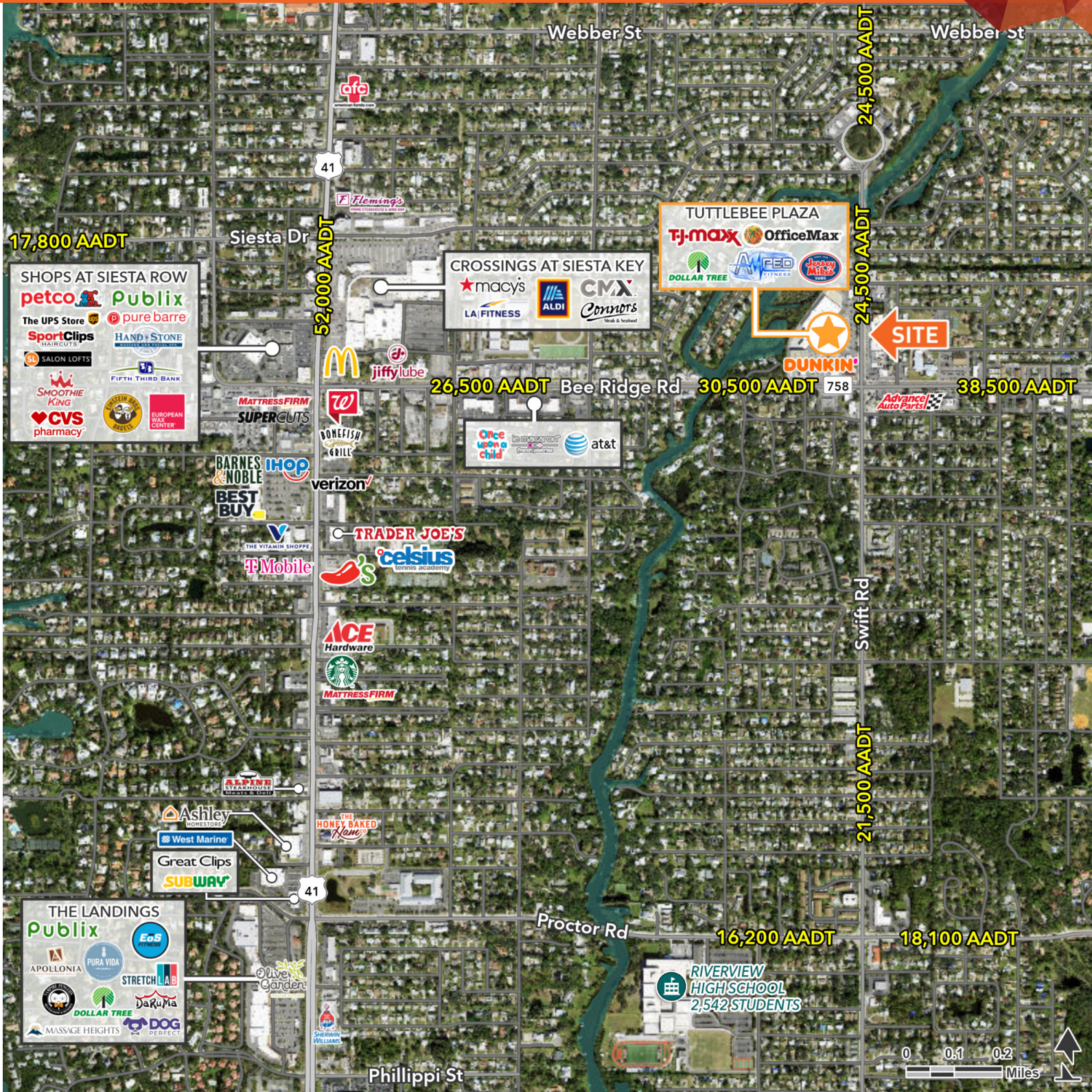
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