

RE/MAX
COMMERCIAL



THE DEMARCO
REAL ESTATE GROUP



FOR LEASE

SPRINGTREE COUNTRY CLUB PLAZA

**3801 N UNIVERSITY DR
SUNRISE, FL**

FOR LEASE:

3801 N UNIVERSITY DR
SUNRISE, FL

PRICE: \$36/SF/YR NNN + \$10/SF/YR CAM

PROPERTY OVERVIEW:

Prime ground floor retail suites available in a well-maintained commercial center directly on University Drive in Sunrise, surrounded by national retailers, restaurants, and daily traffic drivers, including Walmart across University Drive and nearby Harbor Freight. The property offers excellent visibility, prominent storefront exposure, convenient access, and ample on-site parking for customers and employees. Surrounded by established residential neighborhoods, restaurants, retailers, and other daily traffic drivers, the location is ideal for retail, beauty, wellness, medical, and service-oriented businesses seeking space along one of Sunrise's busiest commercial corridors.

PROPERTY HIGHLIGHTS:

- Prime University Drive frontage
- Ground floor storefronts
- Surrounded by Major Retailers like Walmart, Hooters, Harbor Freight and more!
- Excellent visibility and access
- Ample on-site parking
- **Retail Units Available:**
 - Suite 303-B: 1,115 SF
 - Suite 501: 1,697 SF
 - Suite 502: 1,040 SF
 - Ideal for retail, beauty, wellness, medical, and service uses

THE DEMARCO REAL ESTATE GROUP™

Office: (954) 453-1000

john@demarcogroup.com

www.DeMarcoGroup.com

1901 Harrison Street, Hollywood FL, 33020



UNIT 501:

PRICE: \$36/SF NNN
SIZE: 1,697 SF



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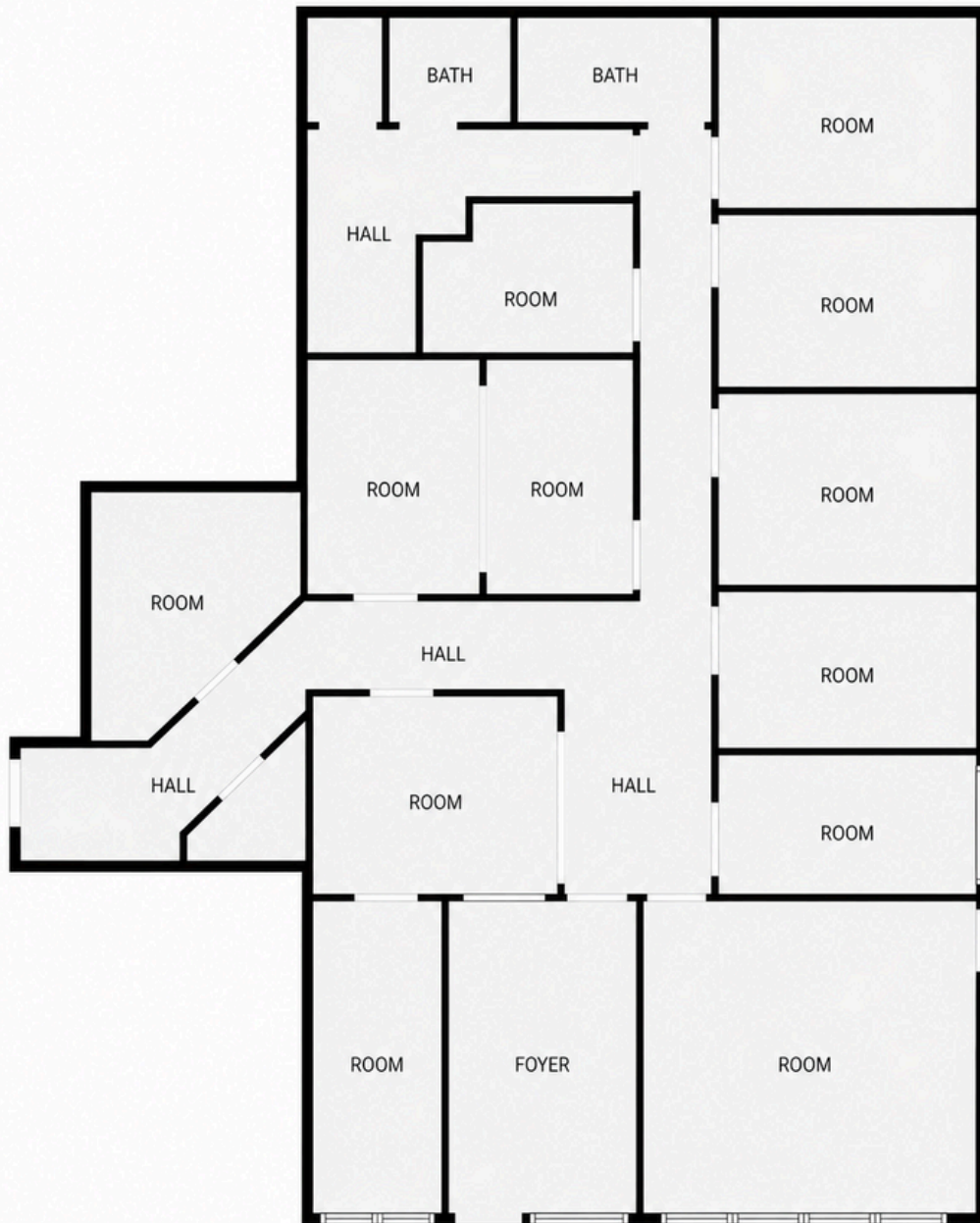
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MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED

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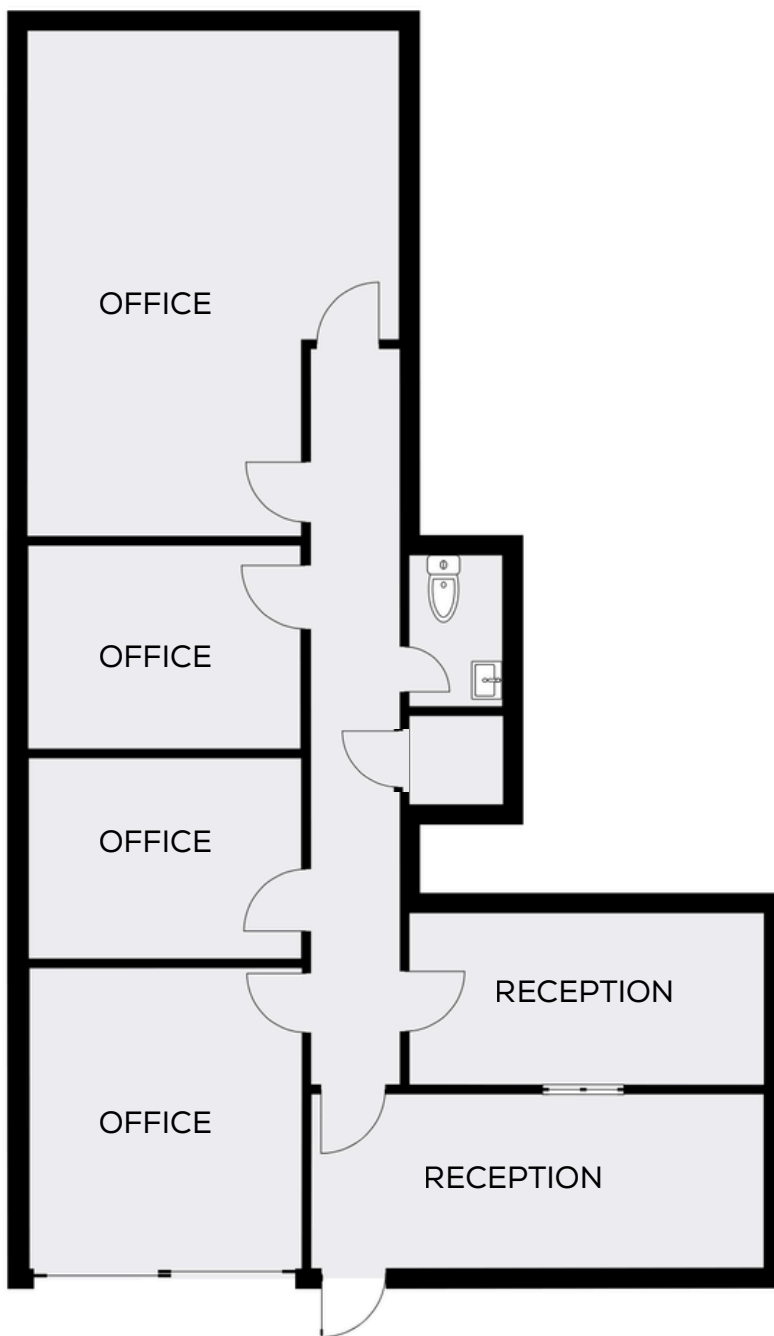
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