

PROJECT HIGHLIGHTS

- Located on the Southeast corner of Sunrise Blvd & Flamingo Rd
- Available SF: 44,400 SF (Subdividable)
- Over 3 million SF of retail within 1 mile
- Proximate to Sawgrass Expressway & Sawgrass Mills Mall (2.7 million SF)
- Placer.AI Data: Sawgrass Mills Mall
 - # of Visits 1 Year - 15,000,000
 - # of Visitors 1 Year - 3,700,000

DEMOGRAPHICS



TOTAL POPULATION

1 MILE	3 MILES	5 MILES	7 MILES
9,107	106,599	252,911	512,255

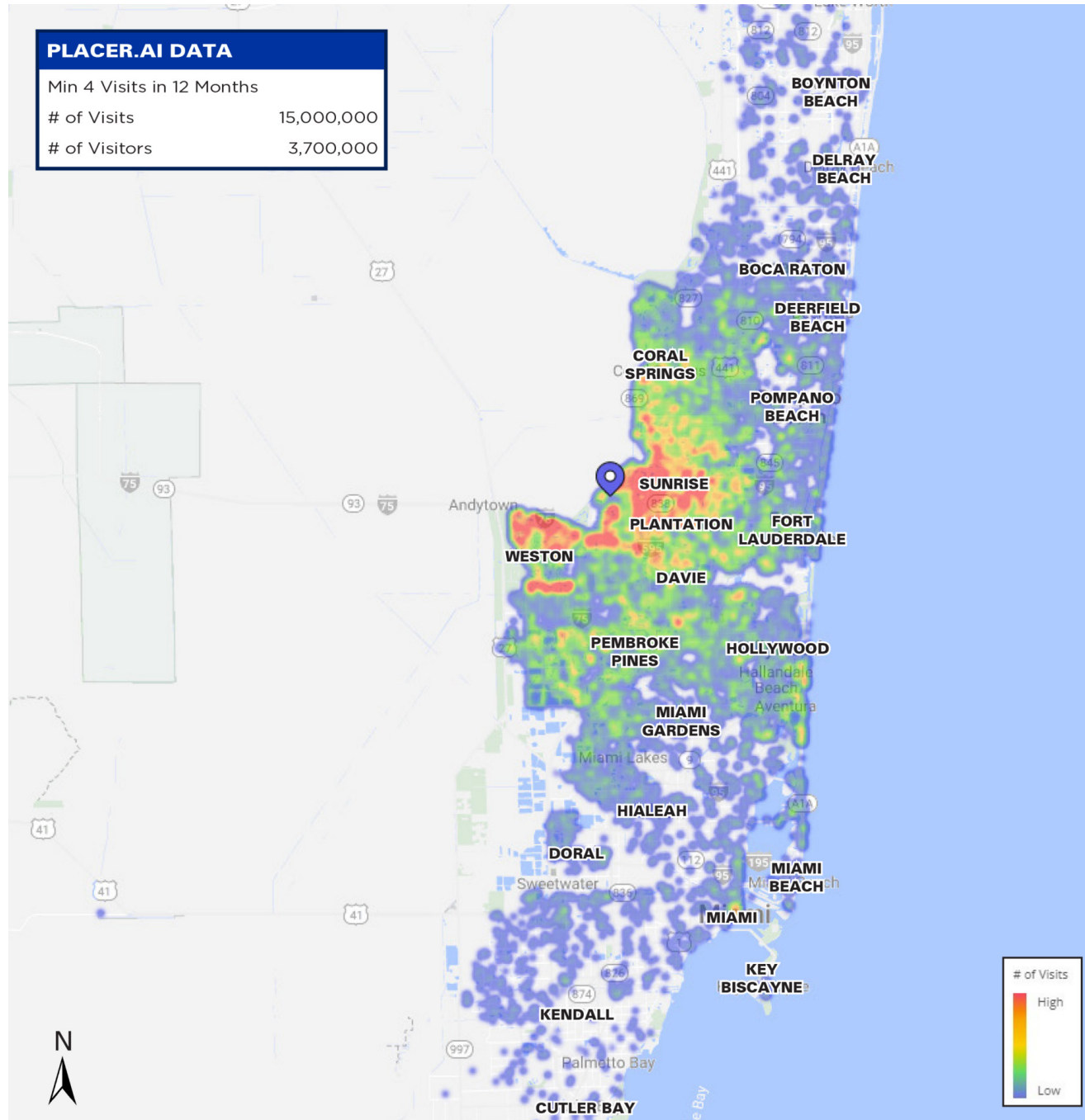


MEDIAN HH INCOME

1 MILE	3 MILES	5 MILES	7 MILES
\$114,666	\$83,859	\$77,299	\$72,036

PLACER.AI DATA

Min 4 Visits in 12 Months	
# of Visits	15,000,000
# of Visitors	3,700,000



ROSS WATERS

561.424.3014

rwaters@atlanticretail.com

DANIEL LYNCH

561.424.3011

dlynch@atlanticretail.com

44,400 SF FOR LEASE

PLANTATION, FL

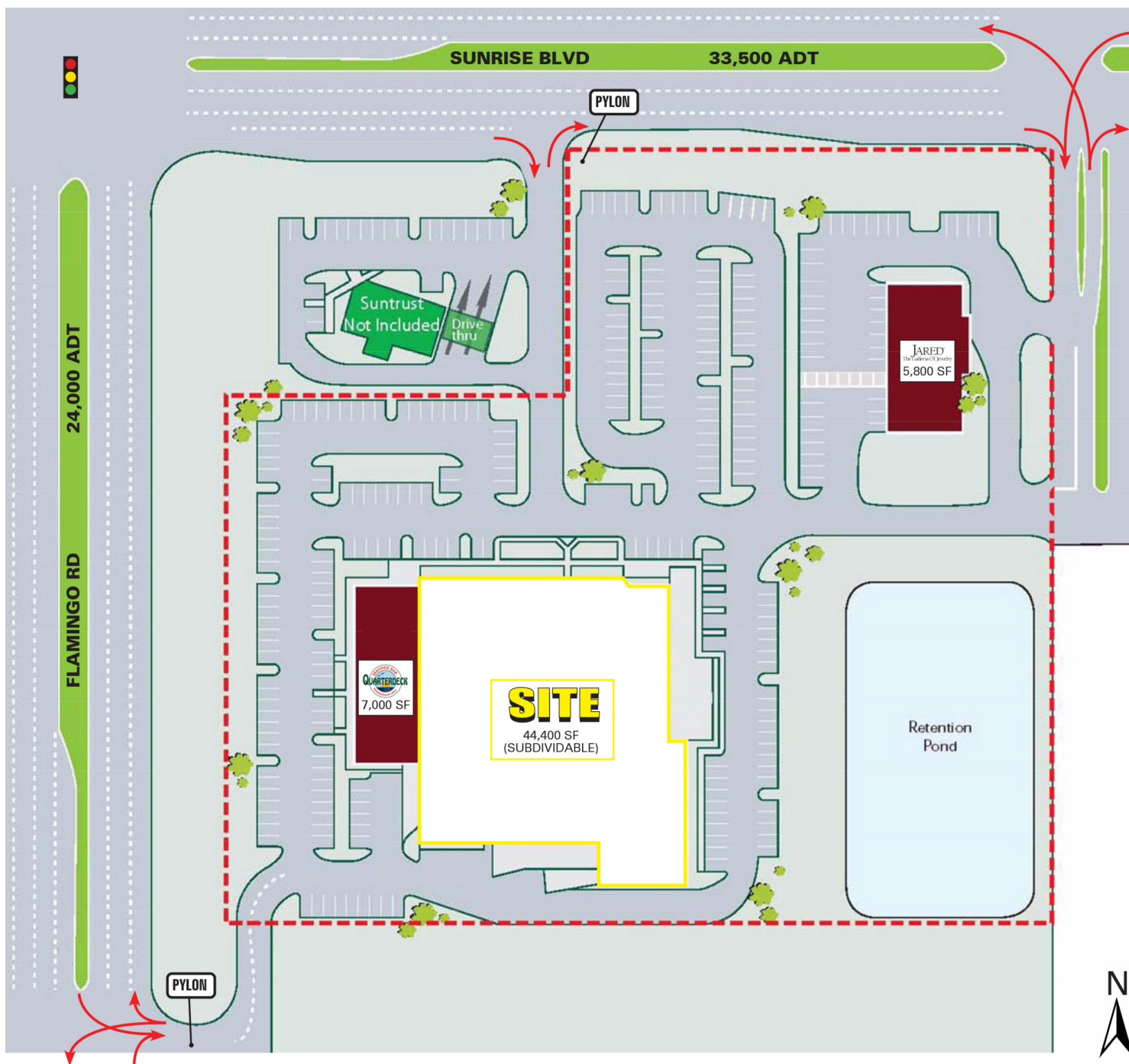


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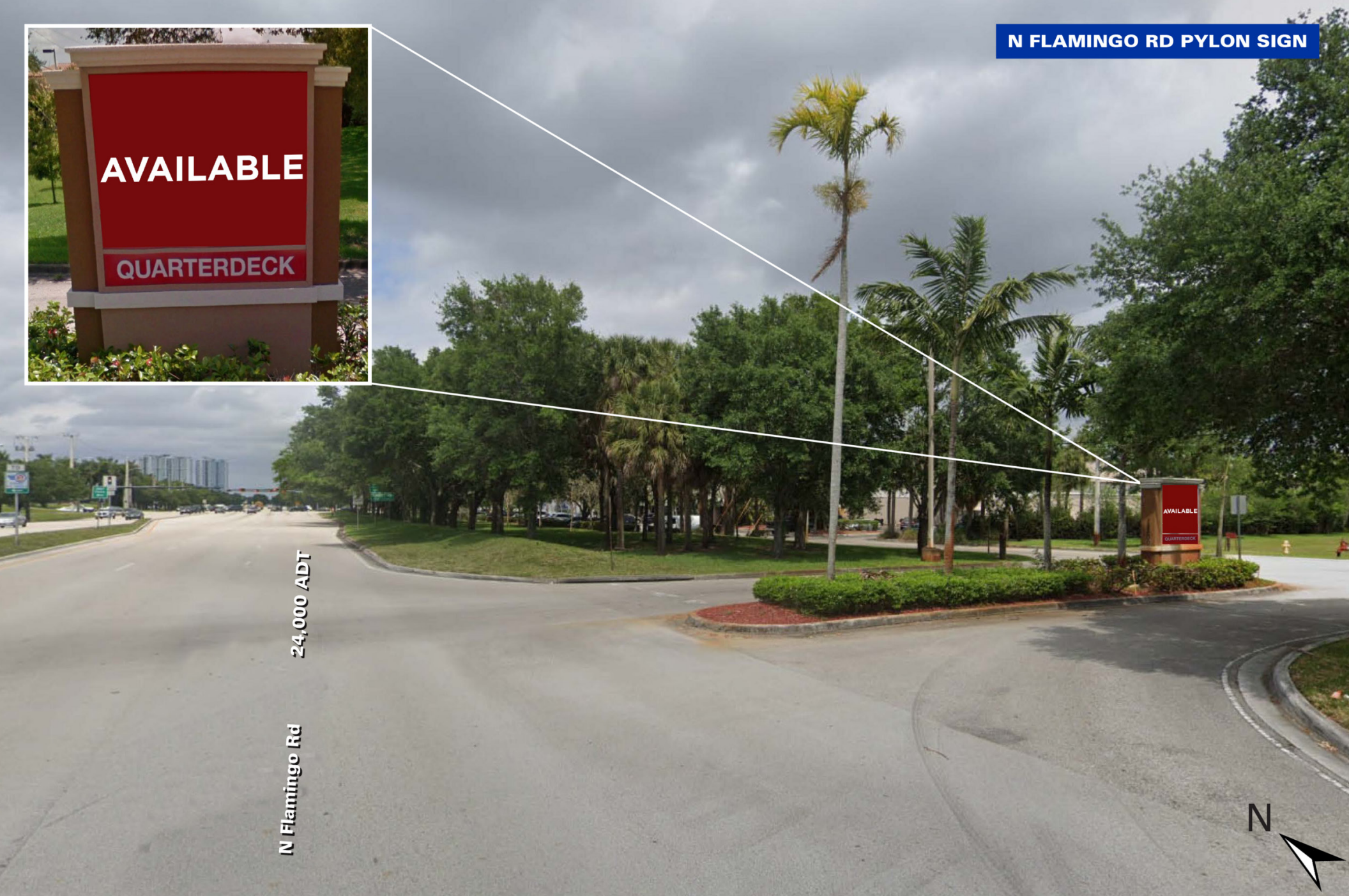
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24,000 ADT
N Flamingo Rd

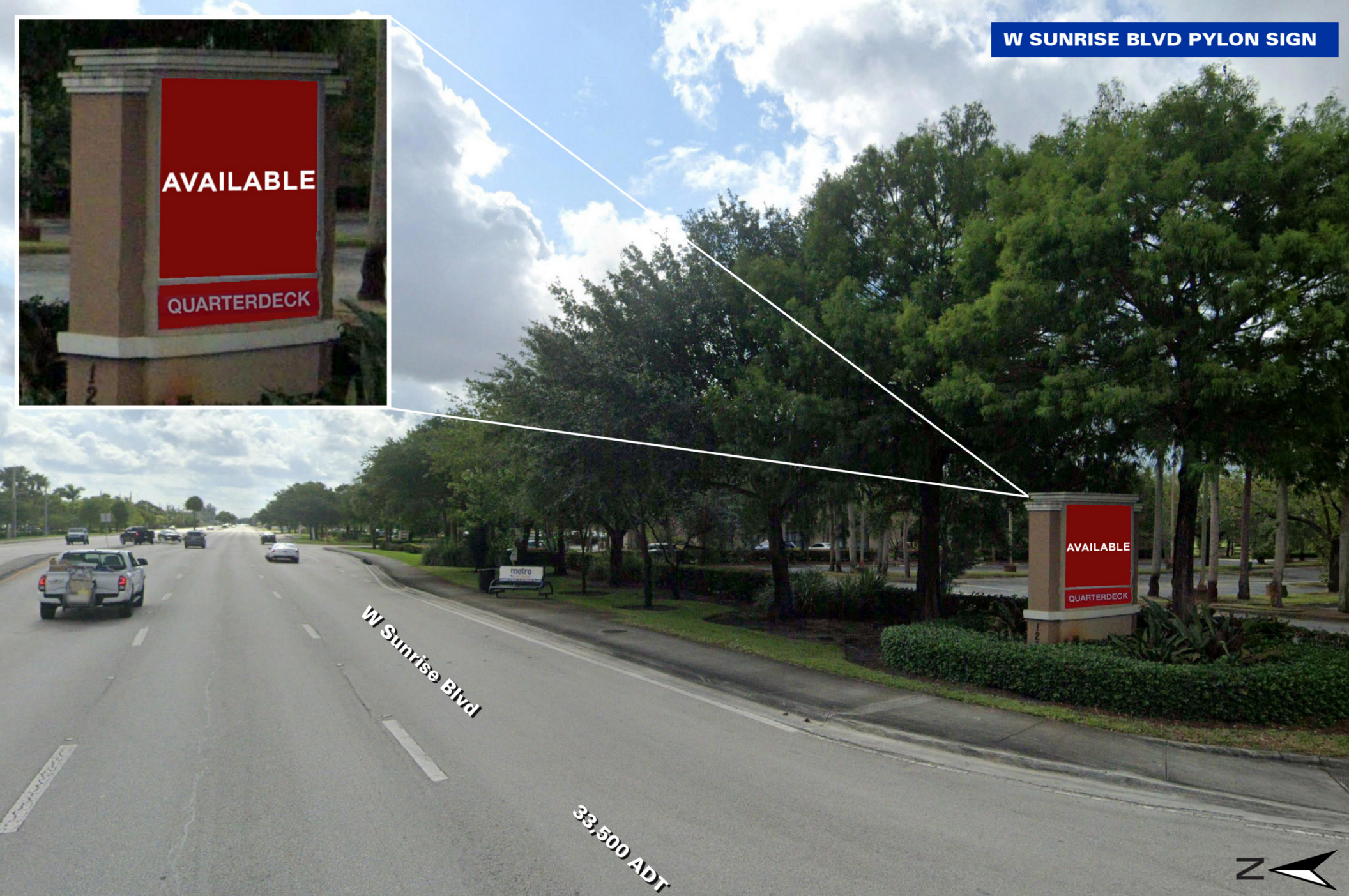


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W SUNRISE BLVD PYLON SIGN



W Sunrise Blvd

33,500 ADT



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