

For Lease | Retail

Shops at One Plantation

1421-1463 S University Drive, Plantation, FL 33324

Property Features

- 1,200-5,128 SF Available
- Prime University Drive frontage with excellent visibility
- Signalized access at high-traffic intersection
- Surrounded by dense residential and daytime population
- Convenient access to I-595, Florida's Turnpike, and I-95
- University Drive traffic counts exceed 65,000 cars per day
- GLA: 61,855 SF

Current Tenant Spotlight

FedEx IHOP xfinity GOODYEAR McDonald's

Shops at One Plantation | Area Retailers



Shops at One Plantation | Site Plan



Suite	Tenant	Size (SF)
1361	**Available**	**5,128 SF**
1371	North South Grill	2,119 SF
1387	Hideaways Tavern and Grille	3,400 SF
1393	IHOP	4,200 SF
1411	Aesthetic Dentistry	1,569 SF
1421	VIP Injectors	648 SF
1431	Shelah's Canine Capers	597 SF
1437	Ocean Glow	1,678 SF
1447	Otoro Japanese & Thai	2,366 SF
1451	Papa John's	1,472 SF

Suite	Tenant	Size (SF)
1463	UBreakiFix	915 SF
1467	L'Acqua Nail Spa	3,598 SF
1477	**Available**	**1,200 SF**
1482	Neo Coffee & Kava	2,400 SF
1487	**Available**	**1,560 SF**
1531	A Suite Salon	5,839 SF
1511	Vigneto's Italian Grill	4,342 SF
1501	Xfinity	6,119 SF
OP1	McDonald's	4,100 SF
OP2	Fedex Office	6,500 SF
OP3	Mavis Discount Tire	6,205 SF

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Shops at One Plantation | Demographics



Population
1-Mile: 11,666
3-Miles: 126,011
5-Miles: 387,352

Median Age
1-Mile: 41.8
3-Miles: 40.4
5-Miles: 40.8

Total Households
1-Mile: 5,119
3-Miles: 51,176
5-Miles: 146,397

Average HH Income
1-Mile: $136,500
3-Miles: $126,109
5-Miles: $113,329

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