

FOR LEASE

DAVIE PLAZA

7110-7162 STIRLING ROAD, DAVIE, FL 33024



PROPERTY DESCRIPTION

Davie Plaza is a 22,517 SF retail strip located in the dense section of Davie Florida on the busy intersection of Stirling Road and Davie Road extension.

PROPERTY HIGHLIGHTS

- +/- 22,000 square foot retail strip center located in the highly populated Davie Market
- Located at the corner of Stirling Road and the Davie Road extension
- 947 SF and 952 SF small bay standard retail units available for lease
- 3,417 SF elbow unit fully built out as standard retail
- Multiple access points from both Davie Road extension and Stirling Road
- Centrally located between University Drive and Florida's Turnpike

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	947 - 3,417 SF
Building Size:	22,517 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	936	1,956	6,564
Total Population	2,354	5,049	18,859
Average HH Income	\$62,767	\$74,245	\$91,283

BRYAN COHEN

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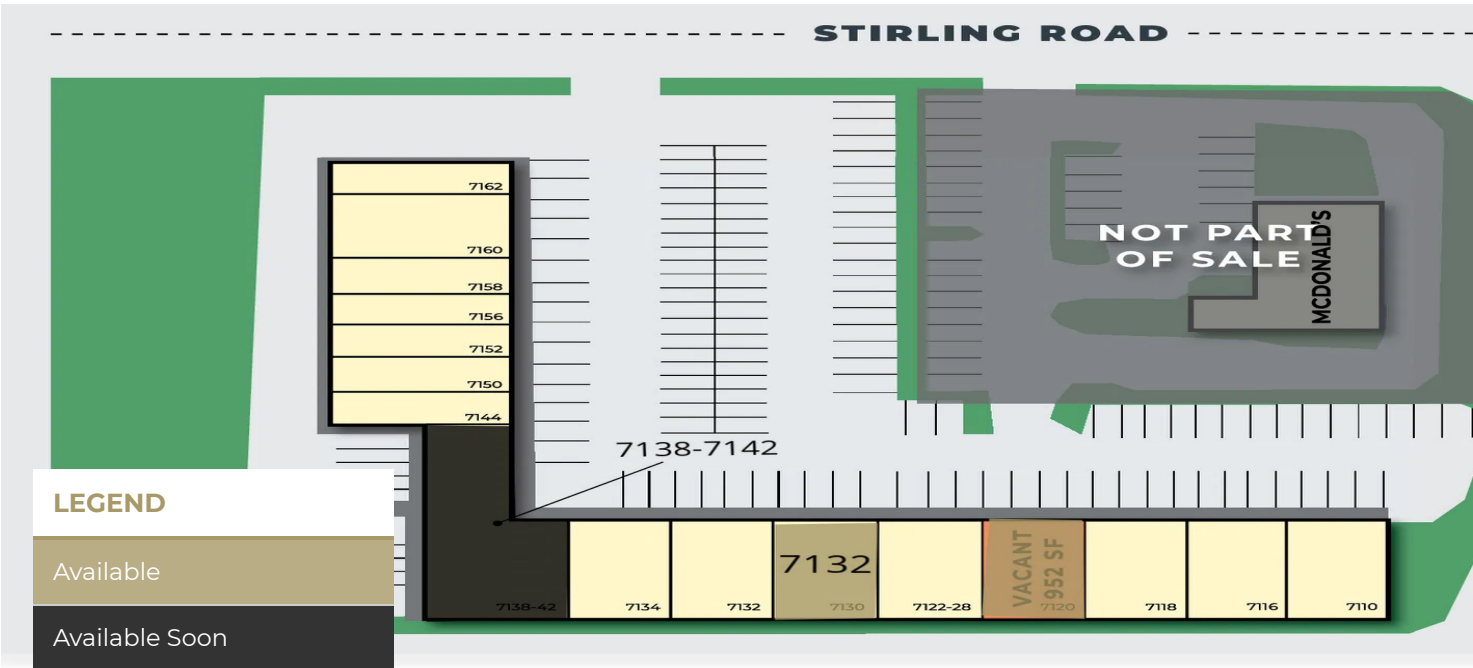
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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	947 - 3,417 SF	Lease Rate:	Negotiable

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE
7120	Available	952 SF	NNN	Negotiable
7138-7142	Available Soon	3,417 SF	NNN	Negotiable
7132	Available	947 SF	NNN	Negotiable

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SUITE	TENANT NAME	SIZE SF	% OF BUILDING
7110-7114	Davie Supermarket	2,392 SF	10.62%
7116	Guppy Nails	937 SF	4.16%
7118	Mama Seafood	947 SF	4.21%
7120	AVAILABLE	952 SF	4.23%
7122-7128	Cloud 9 Bar & Grille	3,071 SF	13.64%
7130	Univista Insurance	962 SF	4.27%
7132	Bamboo Insurance/Tax	947 SF	4.21%
7134	Salud Y Bienstar Health Bar	959 SF	4.26%
7138-7142	Coming Available	3,417 SF	15.18%
7144	Mama Tropical Fruits	711 SF	3.16%
7150	Ana Iris Hair Salon and Spa	686 SF	3.05%
7152	Davie Dry Clean	1,180 SF	5.24%
7156	World of Smoke & Vape	957 SF	4.25%
7158	King Cut Barbershop	703 SF	3.12%
7160A-7160B	Paris Banh Mi Vietnamese Restaurant	2,539 SF	11.28%
7162	Ocean Jeweler	1,157 SF	5.14%
TOTALS		22,517 SF	100.02%
AVERAGES		1,407 SF	6.25%

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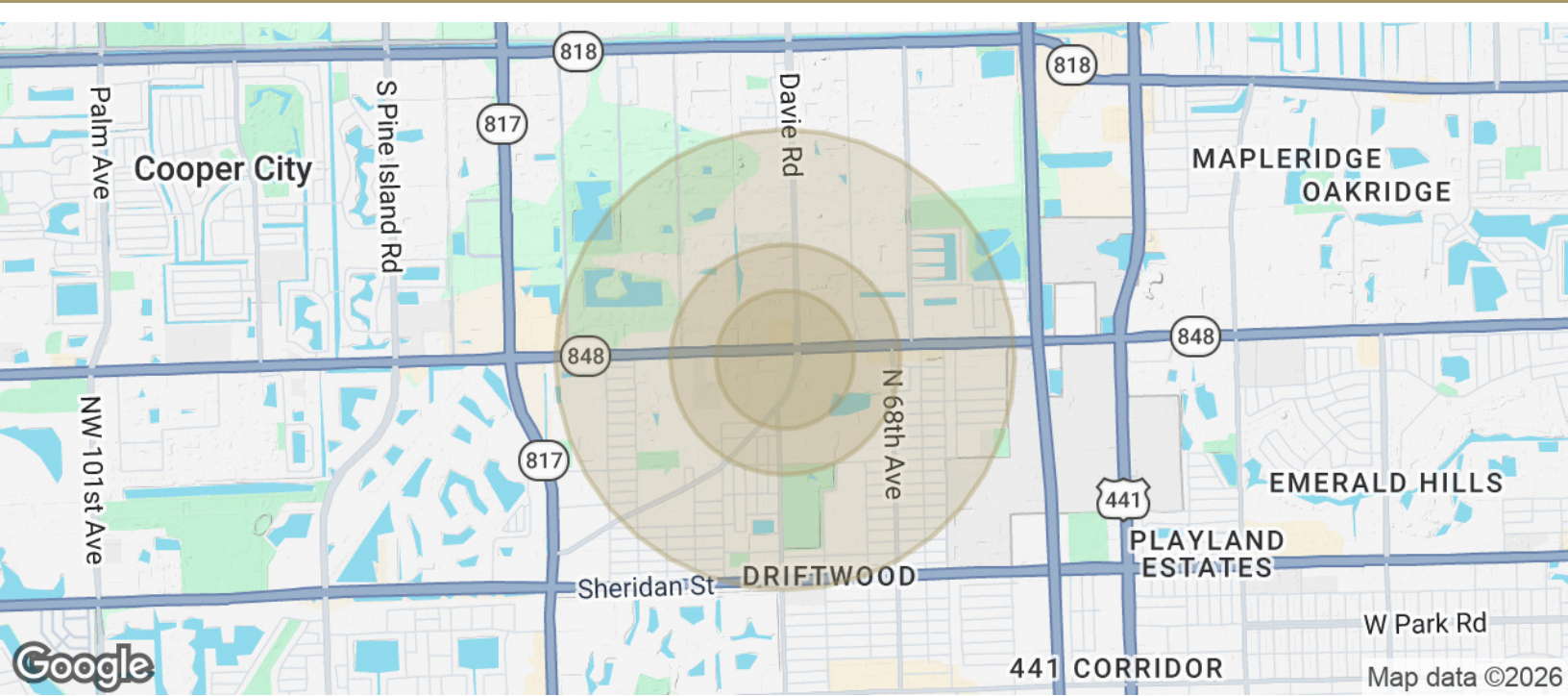
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	2,354	5,049	18,859
Average Age	36.5	37.7	36.0
Average Age (Male)	31.7	32.8	32.8
Average Age (Female)	43.8	42.7	38.4

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	936	1,956	6,564
# of Persons per HH	2.5	2.6	2.9
Average HH Income	\$62,767	\$74,245	\$91,283
Average House Value	\$340,174	\$340,189	\$372,658

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