

PRIME RETAIL SPACE FOR LEASE

PLANTATION WALK

321 N University Drive, Plantation, FL 33324

±7,857 SF
2ND GENERATION RESTAURANT



±300,000 SF MIXED-USE LIFESTYLE CENTER

EXCLUSIVE RETAIL LEASING

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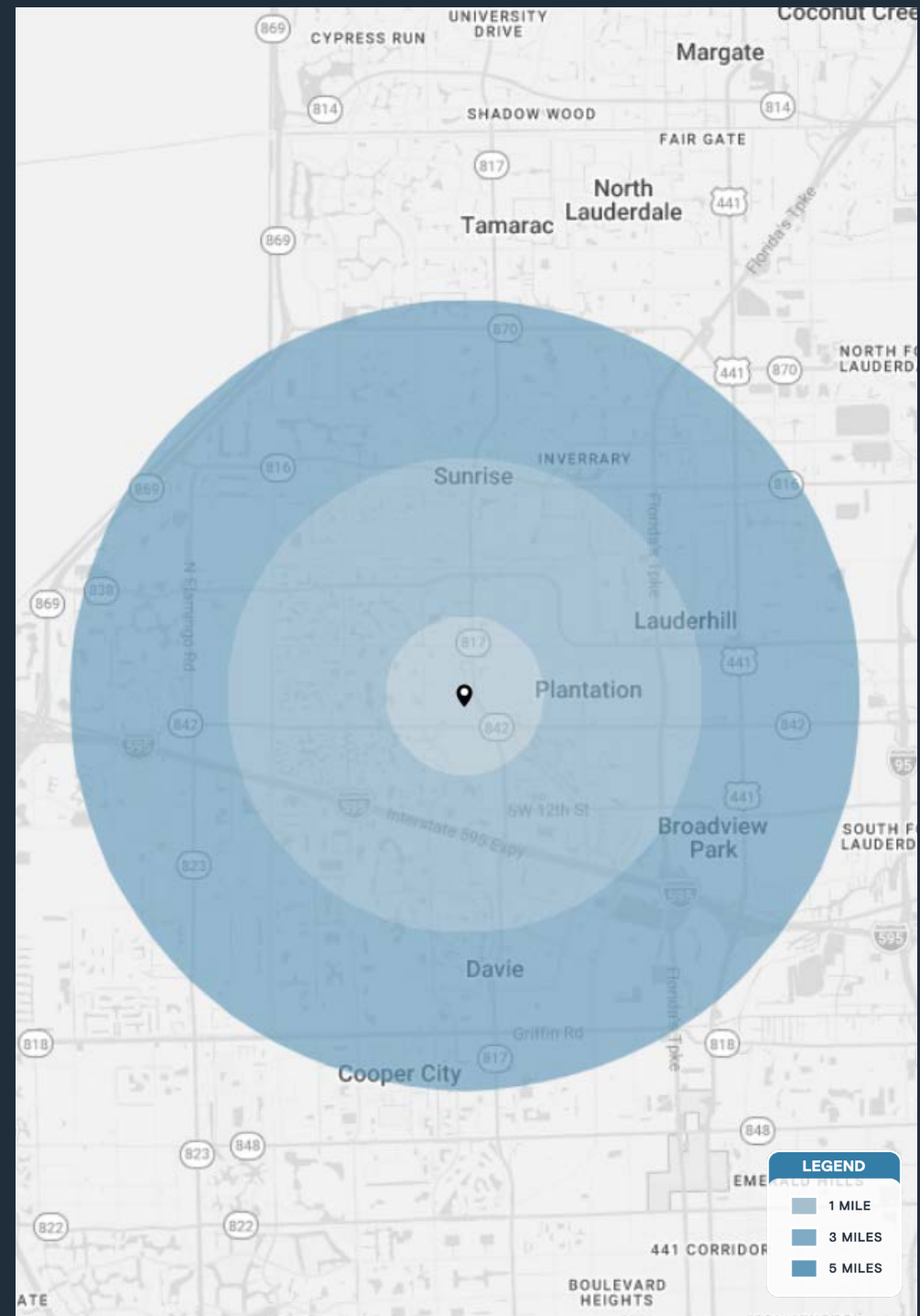
Property Overview

HIGHLIGHTS

- Over ±300,000 SF of Live + Work + Play Community; ±130,000 of retail and restaurant, ±160,000 SF office, all-suite hotel, and 700 luxury apartment
- Located at the intersection of University Drive & Broward Boulevard with nearly 100,000 VPD
- ±1,233 SF - ±7,800 SF available including a fully built out ±7,857 SF 2nd generation restaurant
- Extremely dense Plantation market with over 400,000 population in a 5-mile radius with incomes over \$100,000
- Minutes from Nova Southeastern, FAU Davie, Westside Regional Medical Center, and all major expressways
- Join **TACOCRAFT**, **UFC GYM**, **FORD'S GARAGE**, and over 30 other retailers and restaurants

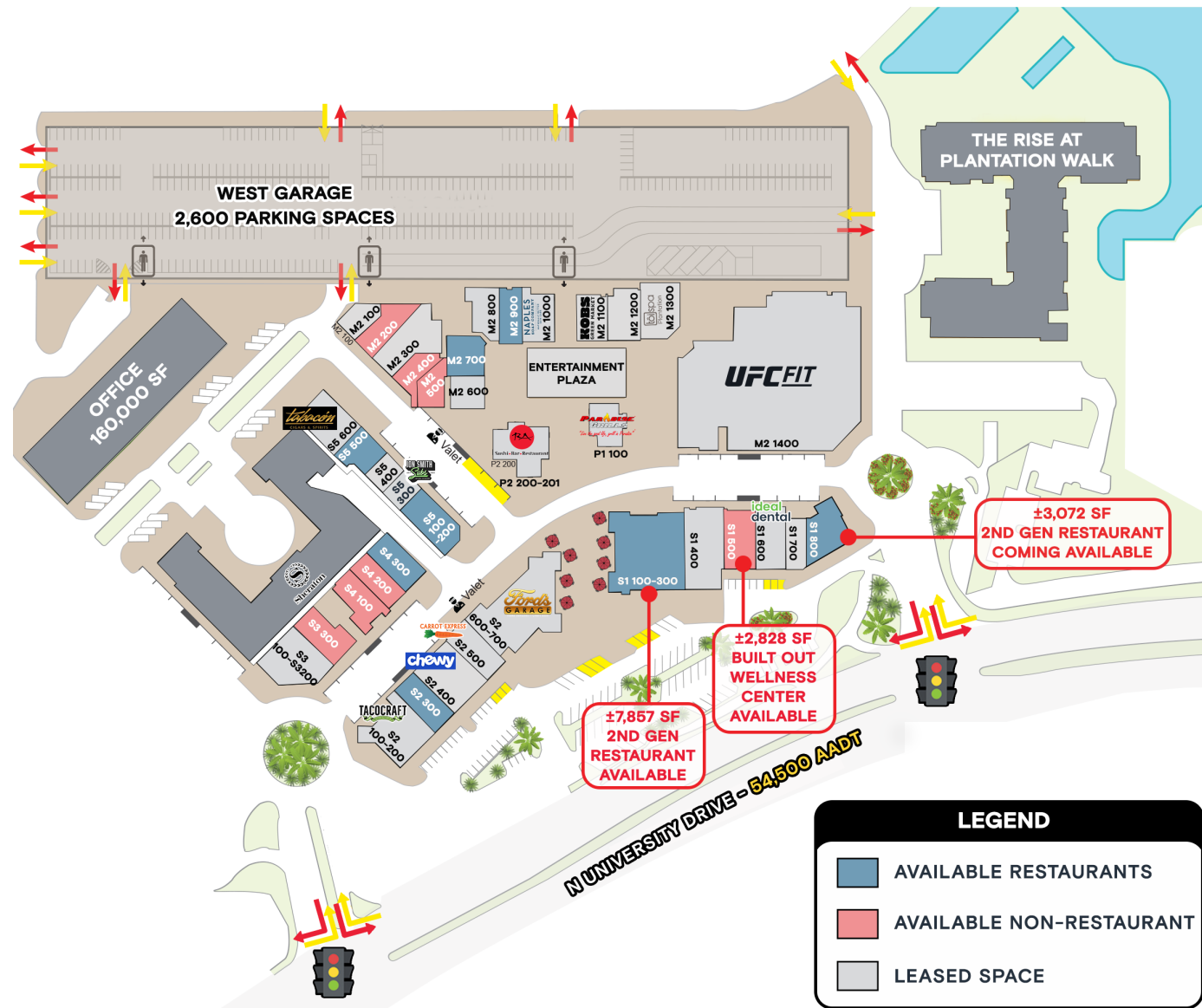
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	20,151	158,871	422,711
HOUSEHOLDS	8,665	63,753	159,465
EMPLOYEES	11,970	49,914	135,173
AVERAGE HH INCOME	\$112,550	\$102,695	\$96,918
	5 MINUTES	10 MINUTES	15 MINUTES
POPULATION	22,496	121,243	292,661
HOUSEHOLDS	9,836	50,437	114,056
EMPLOYEES	12,023	44,128	96,510
AVERAGE HH INCOME	\$110,090	\$100,441	\$97,548



Tenant Roster

P1 100	Paradise Grills	2,347 SF
P2 200-201	RA Sushi Bar	3,873 SF
M2 100	Un Attimo Coffee	1,264 SF
M2 200	Available	2,118 SF
M2 300	Now Massage	2,624 SF
M2 400	Available	2,384 SF
M2 500	Available - Vanilla Shell	1,496 SF
M2 600	Crack'd Kitchen	1,890 SF
M2 700	Available	2,365 SF
M2 800	Samsara Aethetics & Wellness	1,951 SF
M2 900	Available	1,233 SF
M2 1000	Naples Soap Company	1,823 SF
M2 1100	Kobs Green Market	1,824 SF
M2 1200	Premier Eye Center	2,135 SF
M2 1300	TOI Nail Spa	2,992 SF
M2 1400	UFC Fit	34,193 SF
S1 100-300	2nd Gen Restaurant Available	7,857 SF
S1 400	Escapology	4,418 SF
S1 500	Available	2,828 SF
S1 600	Ideal Dental	2,215 SF
S1 700	Chillin Liquid Nitrogen Ice Cream	1,205 SF
S1 800	2nd Gen Restaurant Available	3,072 SF
S2 100-200	Taco Craft	4,122 SF
S2 300	Available - Vanilla Shell	2,048 SF
S2 400	Chewy Vet Care	4,294 SF
S2 500	Carrot Express	2,154 SF
S2 600-700	Ford's Garage	7,663 SF
S3 100-200	Hurts Donut Company	2,948 SF
S3 300	Available	2,113 SF
S4 100	Available	2,135 SF
S4 200	Available	1,585 SF
S4 300	Available	1,769 SF
S5 100-200	Available	1,600 SF
S5 300	Jon Smith Subs	1,121 SF
S5 400	Spot Barbershop	1,094 SF
S5 500	Available	1,750 SF
S5 600	Tabacon Cigar Bar	2,672 SF













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