

BELLCORE

COMMERCIAL



98 PALMS

981 U.S 98 , DESTIN, FL 32541



PROPERTY DESCRIPTION

Prime retail space available. Up to +/-1,400 SF available in the heart of the Emerald Coast's primary retail corridor. Destin is the 3rd fastest growing MSA in the U.S, growing by more than 22% since 2000. The Winn Dixie anchored shopping center has excellent visibility and access on Hwy 98 which experiences over 60,000 vehicles per day. Excellent co-tenant mix, co-tenants include Winn Dixie, Kwench Juice, Island Wings, Another Broken Egg, Mimmo, Great Clips, a salon, and Workout Anytime.

FOR LEASE | 98 PALMS

PROPERTY HIGHLIGHTS

- Excellent retail space available in the core retail trade area of Destin
- High traffic counts in excess of 60,000 cars per day
- Excellent visibility off Hwy 98

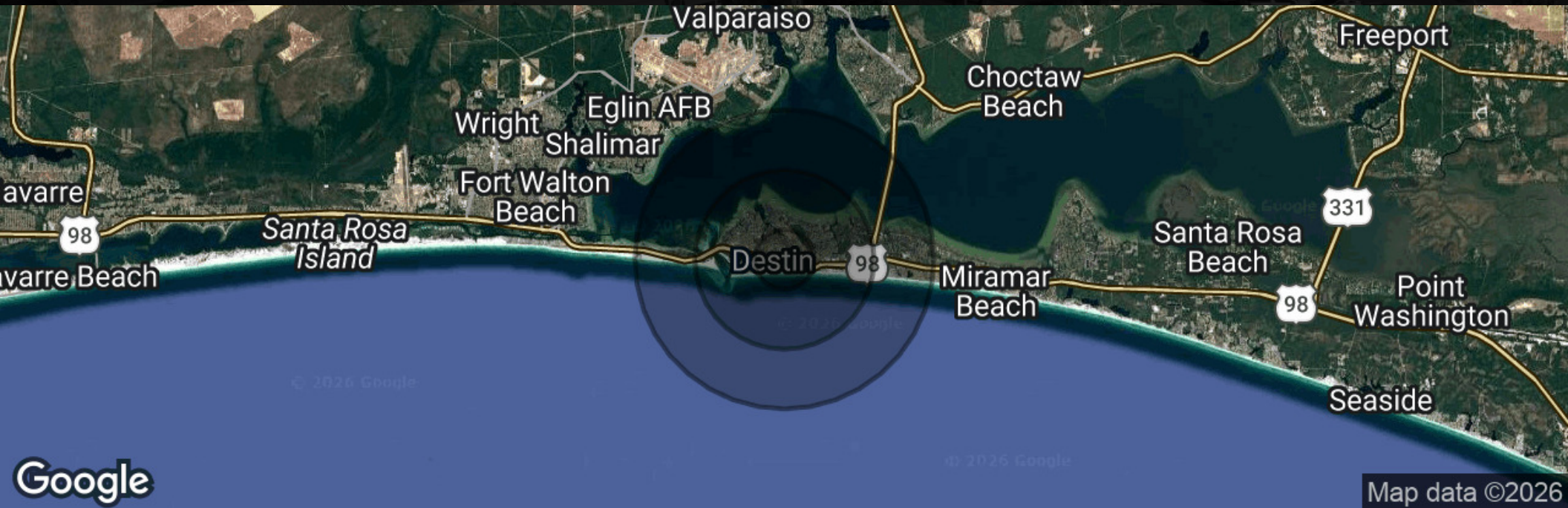
OFFERING SUMMARY

Lease Rate:	\$27 SF/yr (NNN)
Available SF:	1,400 SF
Building Size:	84,682 SF
Property Type	Retail Shopping Center
Traffic Count	60,000



UNIT	TENANT	SF
1ANC	Aldi	51,282
A	Destin Cleaners	1,400
B	Palm Beach Vapors	1,400
G	Seaside Spine	1,400
H	AT&T	1,400
I	Curly Cream Rolled Ice Cream	1,400
J	Allyson Salon & Spa	1,400
L	A to Z Lock and Safe	900
C	AVAILABLE	1,400
D	Merveilleuse Crepe and Coffeeshop	1,400
E & F	Workout Anytime	5,600
E-PARK	Tesla	Outparcel
K	Island Wing Company	4,900
M	Bagelologie	1,800
N & O	Mimmo's	4,450
P	Crackings	4,550
TOTAL		84,682





POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	3,853	14,558	16,995
Average Age	38.3	40.4	40.6
Average Age (Male)	33.2	36.5	38.3
Average Age (Female)	42.0	43.2	42.5

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	2,356	5,475	6,850
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$88,929	\$94,439	\$99,602
Average House Value	\$669,253	\$653,165	\$652,930

* Demographic data derived from 2020 ACS - US Census

**HARRY BELL JR.**

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PROFESSIONAL BACKGROUND

Harry Bell is the President and Managing Broker of Bellcore Commercial. Bellcore Commercial is a full-service commercial real estate firm offering a wide range of diversified real estate services, including, but not limited to, investment sales, leasing, tenant representation, and asset management.

Harry has earned a distinguished reputation with over 20+ years of experience and is nationally recognized as a top producer in the commercial real estate industry. Prior to starting Bellcore Commercial, Harry sold his brokerage, John S. Carr & Associates, to an affiliate of Berkshire Hathaway in 2015. Harry brought his unique sales approach, marketing capabilities, and competitiveness to one of the largest real estate companies in the world. Under Berkshire, Harry and his team quickly became #1 globally ranked in commercial sales year after year. Bellcore Commercial offers the catalytic foundation needed for the long-term future growth of the company, team, and its leaders.

Bellcore Commercial is founded on the model that great deals are not measured with money; they are brokered with the foundation of great relationships. At Bellcore, our success is striving for our core principles; leadership, customer loyalty, client success, and integrity.

Bellcore Commercial
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