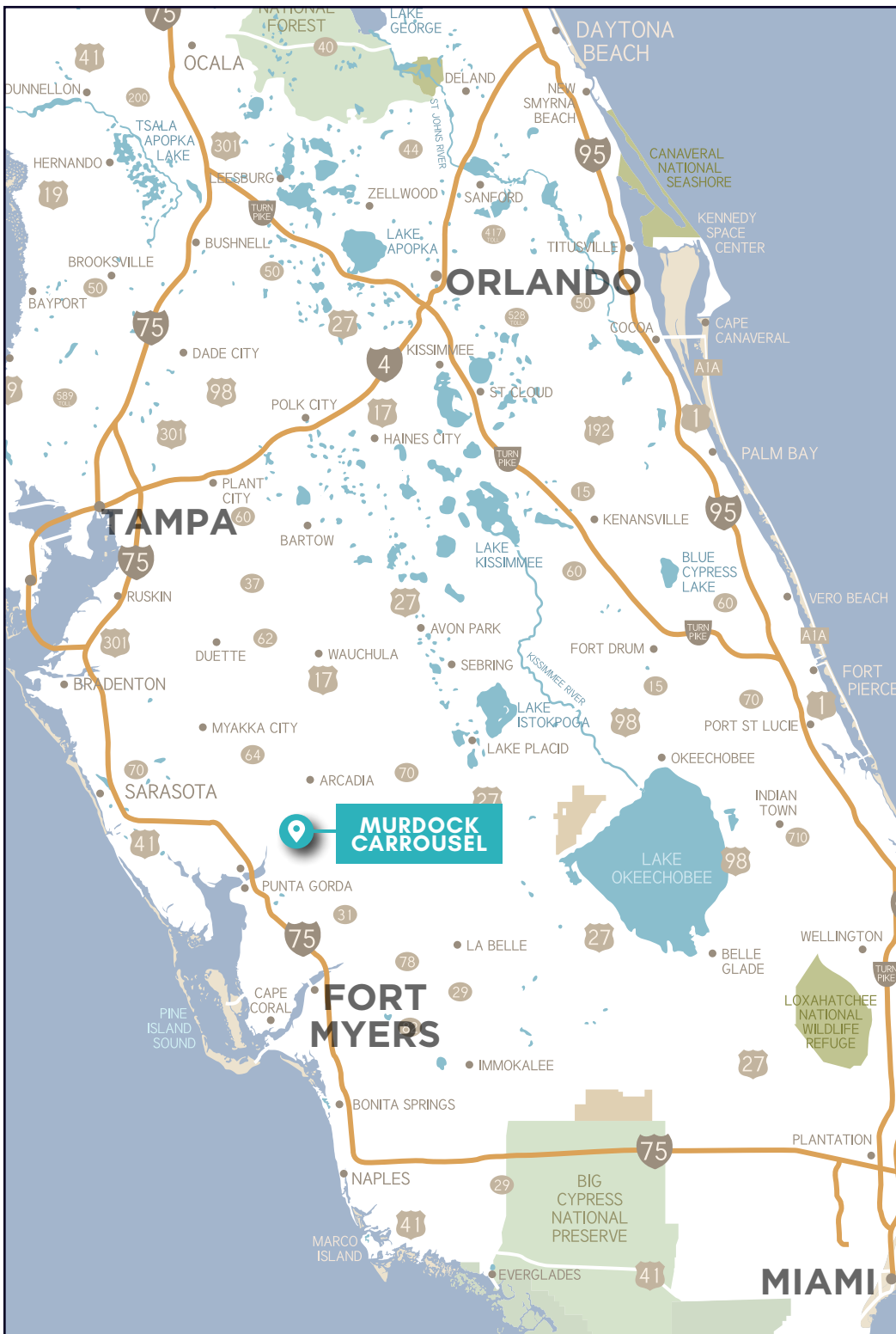


Murdock Carrousel Plaza Leasing Opportunities

1900-2000 Tamiami Trail, Port Charlotte, FL 33948

OWNED AND MANAGED
 **CENTRO**





Murdock Carrousel Plaza Restaurant/Retail Opportunities

1900-2000 Tamiami Trail
Port Charlotte, FL 33948

UNIT 108
1,235 SF

AVAILABILITY
Immediate

PRICING
Upon request

PROPERTY HIGHLIGHTS

- **3 deals at lease, 2 deals just signed, and 1 opportunity left**
- Murdock Carrousel is anchored by Sprouts Farmers Market and Havertys, and Lowe's Home Improvement, bringing significant traffic flow to the shopping center and greatly expanding the reach of the trade area
- 60,000 vehicles per day along Tamiami Trail
- The Property is situated at the heart of Port Charlotte between Fort Myers and Sarasota
- Center benefits from two full access and one right-in & right-out access point from Tamiami Trail
- Nearest competitive retail submarket located approximately 30 miles away





 Leased
 Available
 Not Included

UNIT	TENANT NAME	SIZE (SF)
100	Five Guys Burgers	2,600
102	5 Star Nails	2,000
103	AT LOI	1,175
104-105	Orange Theory Fitness	1,958
106-107	Club Pilates	2,400
108	LAST SPACE AVAILABLE	1,235
109	HearUSA	1,140
109A	Advent Health	7,790
110-111	Orthodontic Specialists of Florida	2,435
112-113	Nan's Thai Noodle	2,499
114	HallowBean Coffee Co.	1,840
115	Uncle Nick's Pizza	1,500
116	Subway	1,178
116A	Inka Grill Peruvian Cuisine	2,600
116B	Bocca Lupo Coal Fired Pizza	4,037
116E-118	Donato's Italian Restaurant	5,601
119-120	AVAILABLE DECEMBER '26	3,480
215-216	Aaron's Rent to Own	8,462
217-218	Tint World	3,997
219-222	Earth Origins Market	9,600
223	Grain & Berry	2,000
224	Sprouts Farmers Market	20,830
225-235	Haverty Furniture	34,454
OP-101	Comcast CableXfinity	4,949
OP-102	Heartland Dental	3,800
OP-103	Sebanda Insurance	2,568
OP-104	Select Physical Therapy	2,448
OP-105	America's Best	902



DEMOGRAPHICS

(1, 3, 5 MILES)

Population

6,799
47,554
97,494

Daytime Population

11,819
51,215
92,452

Avg HH Income

\$80,247
\$79,068
\$86,389





Unit 103 & 105





Murdock Carrousel Plaza Leasing Opportunities

1900-2000 Tamiami Trail
Port Charlotte, FL 33948



FOR INQUIRIES, CONTACT:

Andrew Rosenberg
(305) 897-0939
andrew@upsidecre.com

Daniel Gerchakov
(305) 469-9108
dg@upsidecre.com