PLAZA AT DAVIE



11202-11690 W. State Road 84 Davie, Florida 33325

HIGHLIGHTS

- "Billboard" location along I-595/SR 84 with:
 - Excellent visibility (+2,300 ft. of frontage)
 - On/off ramp at Hiatus Road
 - Signalized access
- Grocery-anchor Winn-Dixie completed an in-store upgrade in 2018
- Surrounded by several high-end, single family communities
- Pylon signage available

TRAFFIC COUNTS

- 141,500 on Interstate 595
- 37,840 on State Road 84
- 21,500 on Hiatus Road

SPACE AVAILABLE

- 1,300 SF (Suite 11322)
- 2,700 SF (Suite 11442)
- 3,842 SF (Suite 11520)
- 3,900 SF (Suite 11482)

JOIN THESE RETAILERS



DEMOGRAPHICS*

	1 мі	3 мі	5 мі
POPULATION	12,017	96,750	262,740
HOUSEHOLDS	4,198	37,223	101,282
АНІ	\$166,784	\$152,264	\$135,409

*Estimated 2024. This information was provided from government & private sources deemed to be reliable, however, it is provided without representation or warranty.

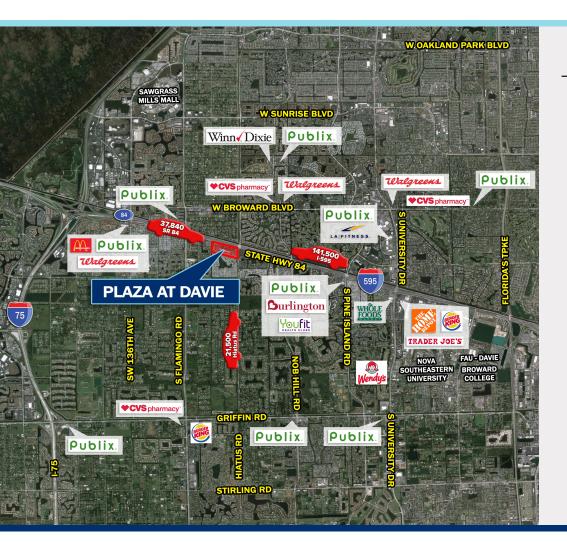


Lindsey Walker

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TENANT LEGEND

BAY	TENANT	SQ FT	
11202	McDonald's	3,491	
11204	Walgreens	15,120	
AVAILABLE BUILD TO SUIT 14,000			
11290	Winn-Dixie	61,644	
11306	Select Medical	2,015	
11312	Natural Nails	1,300	
11316	Pizza Hut	1,300	
11322	AVAILABLE	1,300	
11326	Deli Boy Subs	1,300	
11330	Casa Salsa	2,128	
11332-336	My Suite! @ Beauty Square	7,886	
11340	Eleve Med Spa	1,590	
11346	Goodwill Donations	1,645	
11352	The Mailbox Place	1,321	
11356	Comfy Smile Dental	1,263	
11362	Metro by T-Mobile	1,300	
11366	Tax Matters	1,300	
11372	Pearl Boba Tea	1,300	
11376-86	Xtreme Realty Team	3,894	
11392	Carvel	1,182	
11406	Smiley Faces Academy	9,422	
11422	The Palace Cuisine of India	5,317	
11432	Mr. and Mrs. Crab Seafood	6,579	
11442	AVAILABLE	2,700	
11452	F45 Fitness	3,500	
11476	The Wild Mug	1,300	
11482	AVAILABLE	3,900	
11510	Aqua Tots Swim School	6,137	
11520	AVAILABLE	3,842	
11522	Quality Barber	1,300	
11526	Pinch A Penny	2,600	
11528	US Post Office	3,038	
11530	Bella Hair Salon	957	
11590	Cilantro Asian Bistro	5,866	
11600	Lowe's	149,025	
11690	iFLY	5,000	
Bank of America Walk Up ATM			



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