

# Shoppes on University

5716 N University Drive, Tamarac, FL 33321  
Neighborhood Retail Center

## PROPERTY HIGHLIGHTS

- Recently Remodeled
  - Storefronts, Façade, Parking lot, Electrical, HVAC, Utilities, & New Roof
- Direct frontage on University Drive
- 6:1,000 SF Parking Ratio



## CO TENANTS:

- Planet Fitness, Medical Center, Wing Stop, Menchie's Yogurt, Carl's Seafood, Salon Essentials, and other fine local businesses.



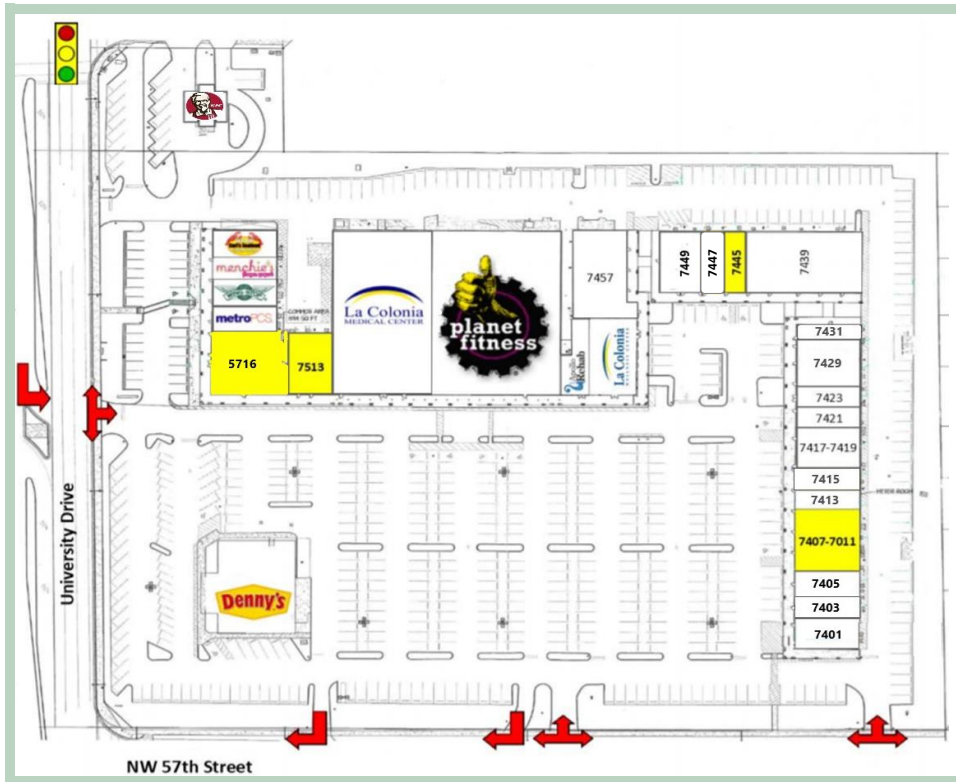
## AVAILABLE FOR LEASE

- [Suite 5716](#).....4,216 SF
- [Suite 7513](#).....2,443 SF
- [Suite 7407](#).....3,612 SF
- [Suite 7445](#).....1,176 SF

 Click the suite number for the floor plan

# Shoppes on University

## 5716 N University Drive, Tamarac, FL 33321



### BUILDING GLA

- 84,655 SF

### Year Built

- 1976

### ZONING

- Mixed Use Community

### TRAFFIC COUNT

- 56,500 ADT

### DEMOGRAPHICS

| 2019            | 1 mile   | 3 miles  | 5 miles  |
|-----------------|----------|----------|----------|
| Population:     | 23,885   | 202,817  | 499,362  |
| Average Income: | \$58,452 | \$57,781 | \$63,849 |
| Average Age:    | 41       | 40       | 39       |

Steven A. Leeds



Commercial Real Estate and Construction Services

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