

# Shoppes on University



## Retail/Neighborhood Center

5716 N University Drive, Tamarac, FL 33321

84,655 SF



## PROPERTY HIGHLIGHTS

- Long Term Lease
- Recently Remodeled Storefronts
- Facade, Parking Lot, Electrical,
- HVAC, Utilities & New Roof
- Direct frontage on University Drive
- 6:1,000 SF Parking Ratio

## CO-TENANTS:



## Zoning

MU-C Mixed Use  
Corridor

## Traffic Count

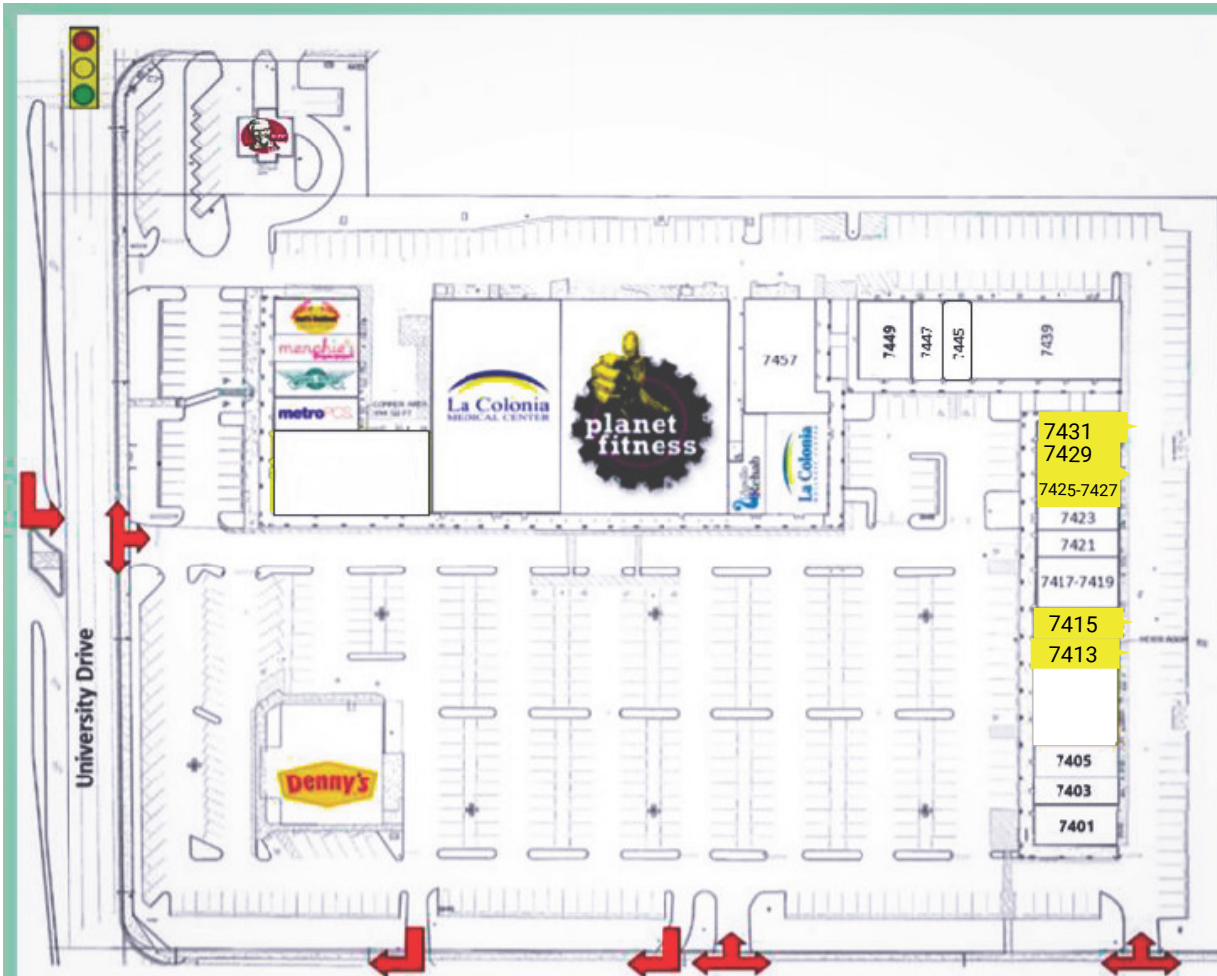
55,590 ADT

## Demographics

2023	1 mile	3 miles	5 miles
Population:	20,735	203,873	469,428
Average Income:	\$65,647	\$65,892	\$71,624
Average Age:	41	41	40

## Available For Lease

Suite 7413	1,085 SF
Suite 7415	1,192 SF
Suite 7425-7427	1,816 SF
Suite 7429	908 SF
Suite 7431	908 SF



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