

CVS PLAZA

11100 - 11180 WEST OAKLAND PARK BOULEVARD, SUNRISE, FLORIDA 33351



- 1,500 SF RETAIL SPACE FOR LEASE @ \$29.50 NNN + \$9.50 OE / FORMER DRY CLEANER
- 21,056 SF GLA CVS ANCHORED NEIGHBORHOOD SHOPPING PLAZA
- AGGRESSIVE RENTAL RATES
- JOIN DUNKIN' DONUTS, UPS STORE, HAIR CUTTERY, LOMBARDIS RESTAURANT AND MASSAGE ZEN SPA
- HIGH VISIBILITY LOCATION WITH FRONTAGE ON W OAKLAND PARK BOULEVARD AND HAITUS ROADS

The Rotella Group Inc.
Commercial Real Estate

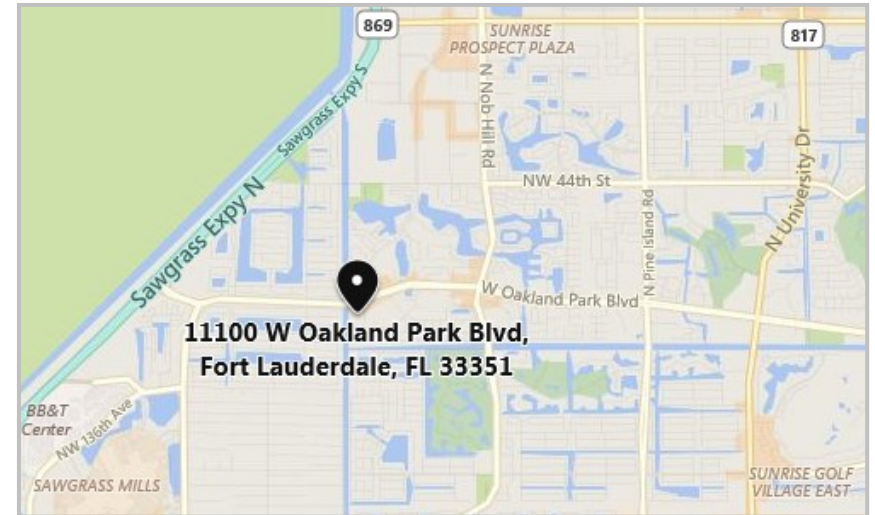
STEVE MILLER STEVE@ROTELLAGROUP.COM

XTEAM
RETAIL ADVISORS

3300 N. FEDERAL HIGHWAY, SUITE 200, FORT LAUDERDALE, FLORIDA 33306 P: 954.568.9015 M: 954.684.5853 WWW.ROTELLAGROUP.COM

CVS PLAZA

11100 - 11180 WEST OAKLAND PARK BOULEVARD, SUNRISE, FLORIDA 33351



DEMOGRAPHICS

	1 MILE	2 MILE	3 MILE
 2019 POPULATION	22,125	55,697	114,152
 AVG HH INCOME	\$81,243	\$83,401	\$81,645
 MEDIAN AGE	42.0	43.3	42.9
 TOTAL BUSINESSES	410	2,498	5,559
 TOTAL DAYTIME POP	3,036	16,698	45,833



TRAFFIC COUNTS 2018 FDOT AADT

W OAKLAND PARK BLVD W OF N HIATUS RD - 48,000

N HIATUS RD N OF W OAKLAND PARK BLVD - 17,200

The Rotella Group Inc.

Commercial Real Estate

STEVE MILLER STEVE@ROTELLAGROUP.COM

XTEAM
RETAIL ADVISORS

3300 N. FEDERAL HIGHWAY, SUITE 200, FORT LAUDERDALE, FLORIDA 33306 P: 954.568.9015 M: 954-684.5853 WWW.ROTELLAGROUP.COM