



RETAIL SPACE FOR LEASE



1,225 SF Available End Cap at Kimberly Shopping Center

6001 Kimberly Blvd, North Lauderdale, FL 33068

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The Rotella Group Inc.
COMMERCIAL REAL ESTATE

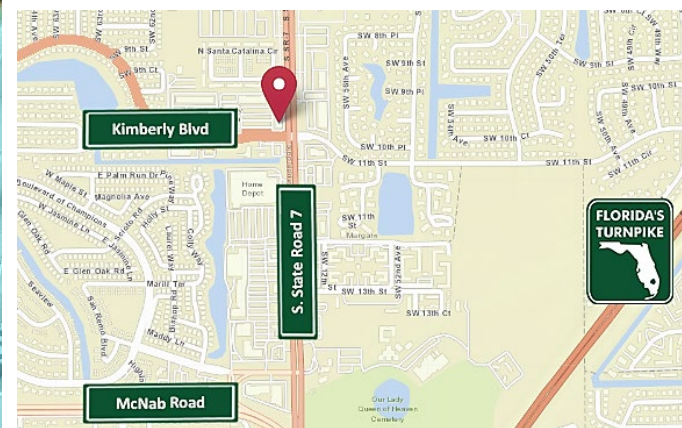


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The Rotella Group has been retained as the exclusive agent for leasing an **available end cap space**, located at 6001 Kimberly Blvd, North Lauderdale, FL, Broward County, in the Southeast Florida Market, **anchored by Bravo Supermarket and Family Dollar**.



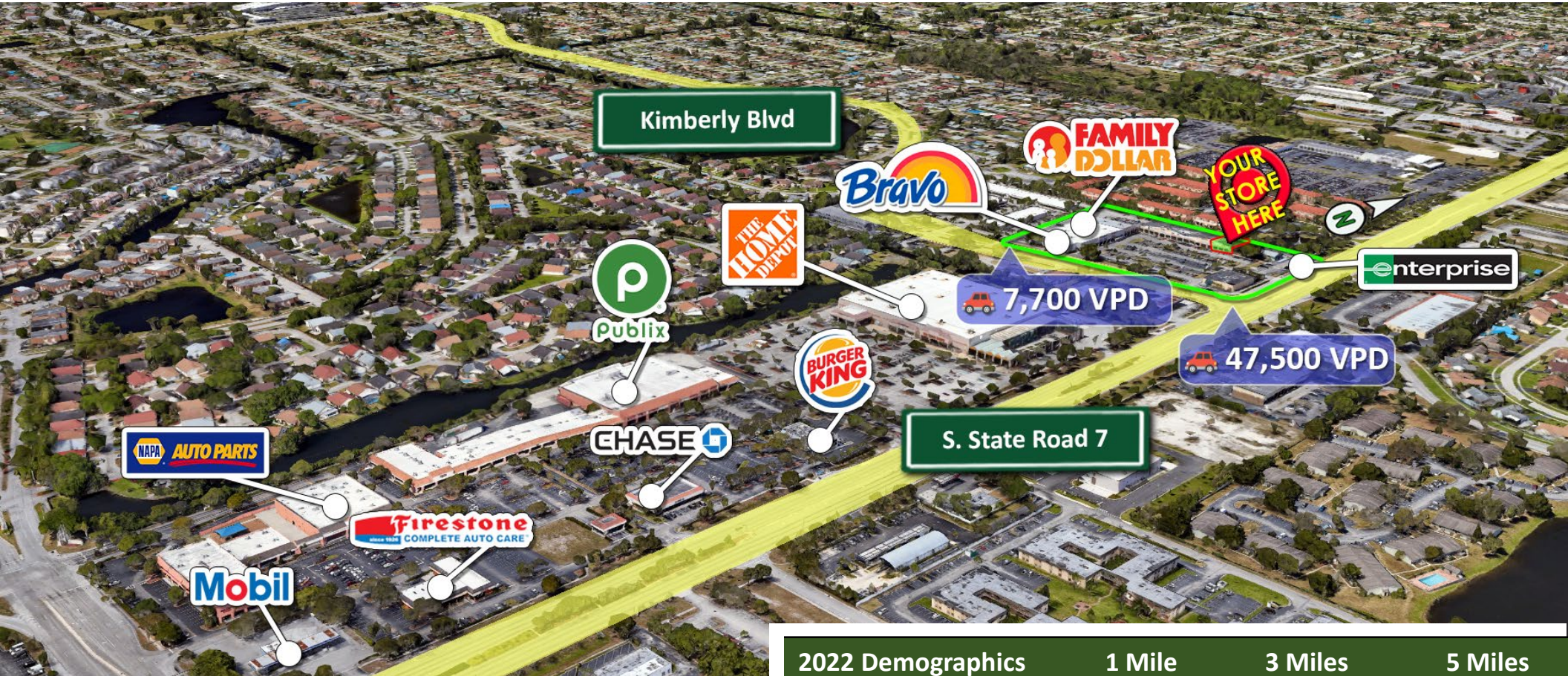
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Unit	Former Use	SqFt	Base Rent per SF	Common Area Maintenance	Monthly Estimate*
6011-13	Retail	1,225	\$20.00	\$6.12	\$2,666.42

* Not included: taxes and other expenses

- Next to major stores such as Publix and Home Depot
- **Ample parking and excellent exposure to S. State Rd 7**
- Anchored by Family Dollar and Bravo

2022 Demographics	1 Mile	3 Miles	5 Miles
Total Population	24,176	168,311	481,364
Average HH Income	\$73,060	\$76,399	\$77,265
Median Age	34.8	43.0	40.9
Total Businesses	582	8,420	27,108
Total Daytime Population	16,529	147,374	448,886

Source: Esri

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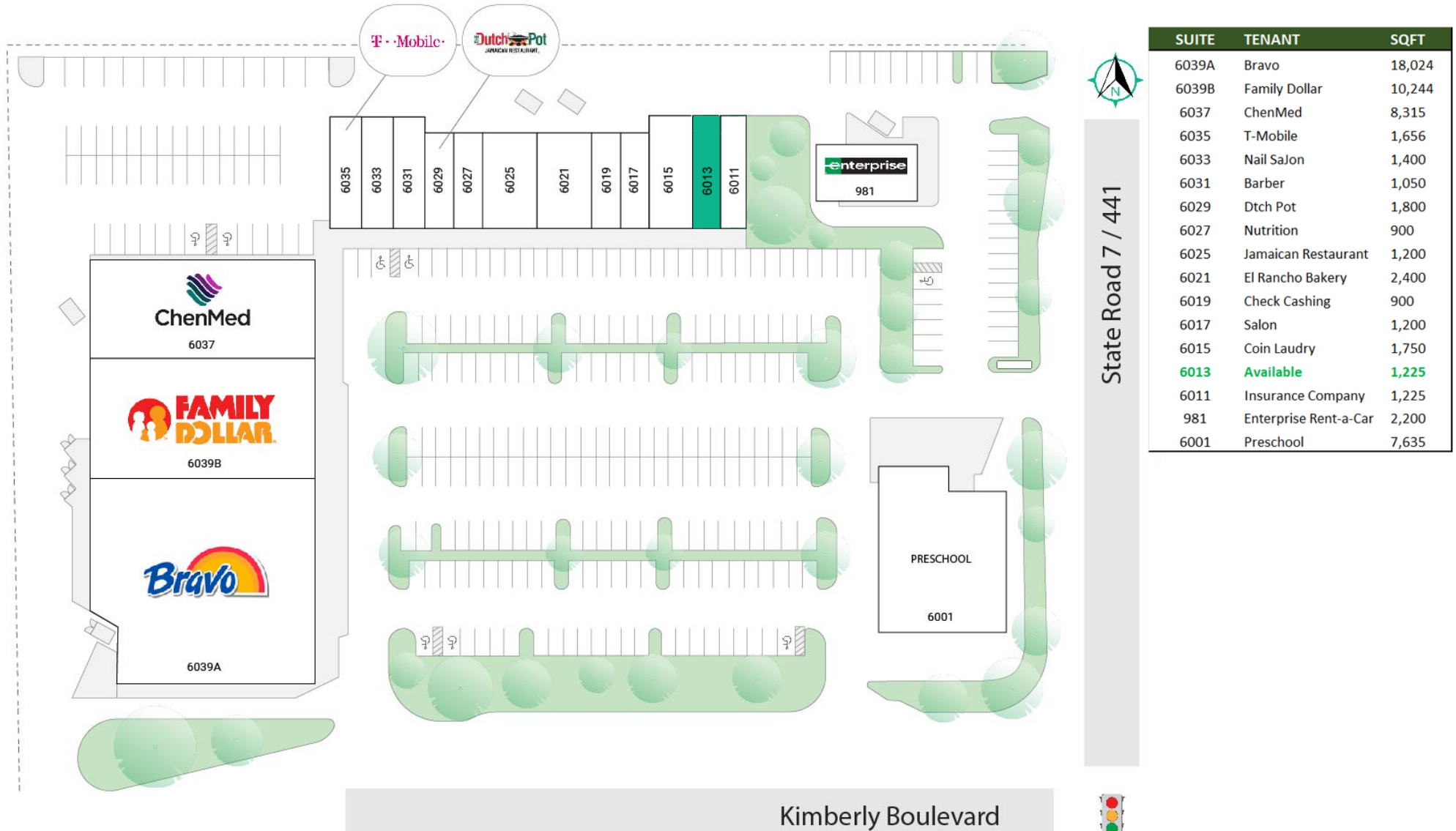
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Site Plan



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Commercial Real Estate Brokers

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