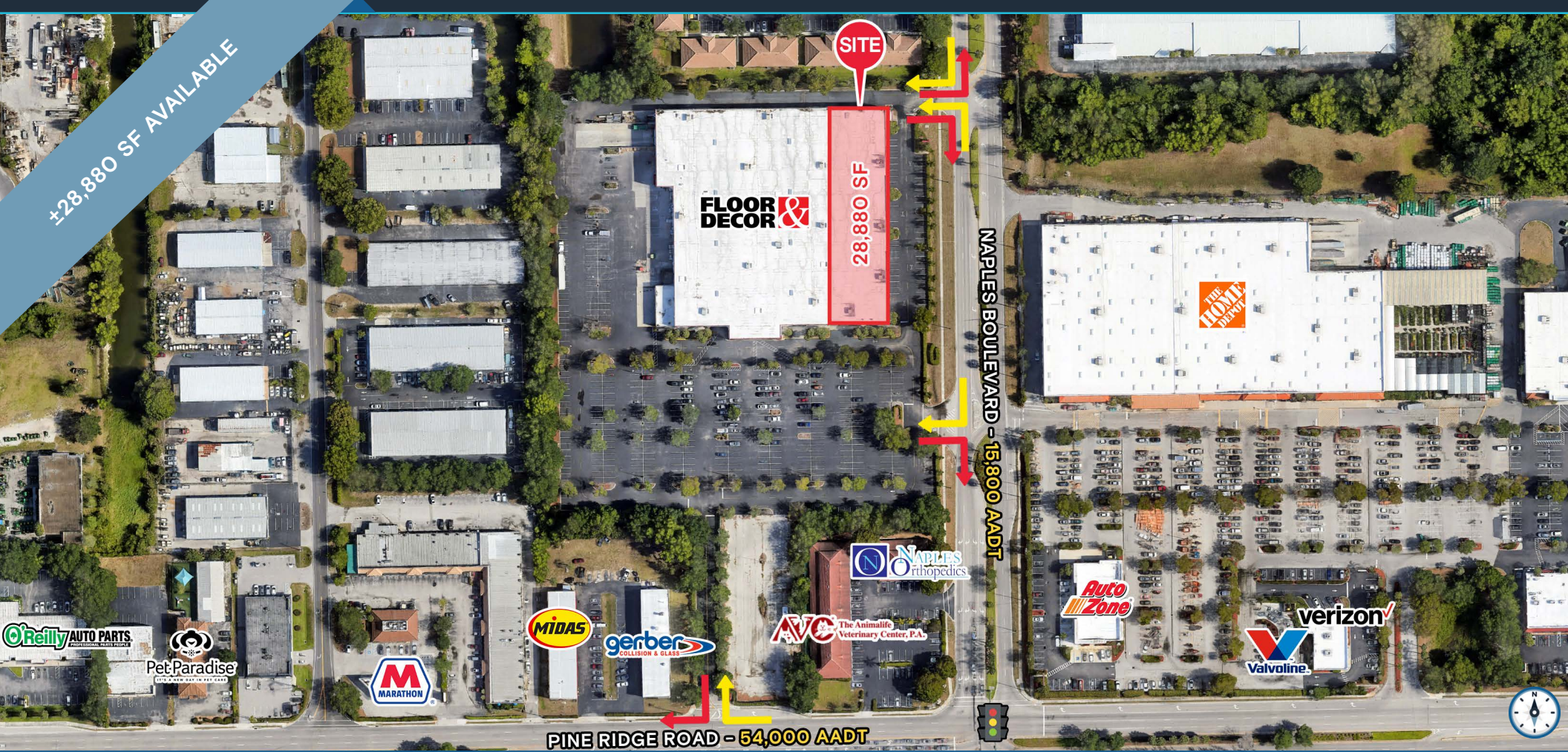


RETAIL SPACE FOR LEASE

NAPLES ANCHOR OPPORTUNITY

2157 Pine Ridge Road, Naples, FL 34109



PRIME LOCATION ON PINE RIDGE ROAD AND STATE ROAD 31!

EXCLUSIVE RETAIL LEASING

KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

Allan Carlisle
SENIOR DIRECTOR
allancarlisle@katzretail.com
(561) 385-4791

Jon Cashion
PRINCIPAL
joncashion@katzretail.com
(561) 302-7071

Property Overview

HIGHLIGHTS

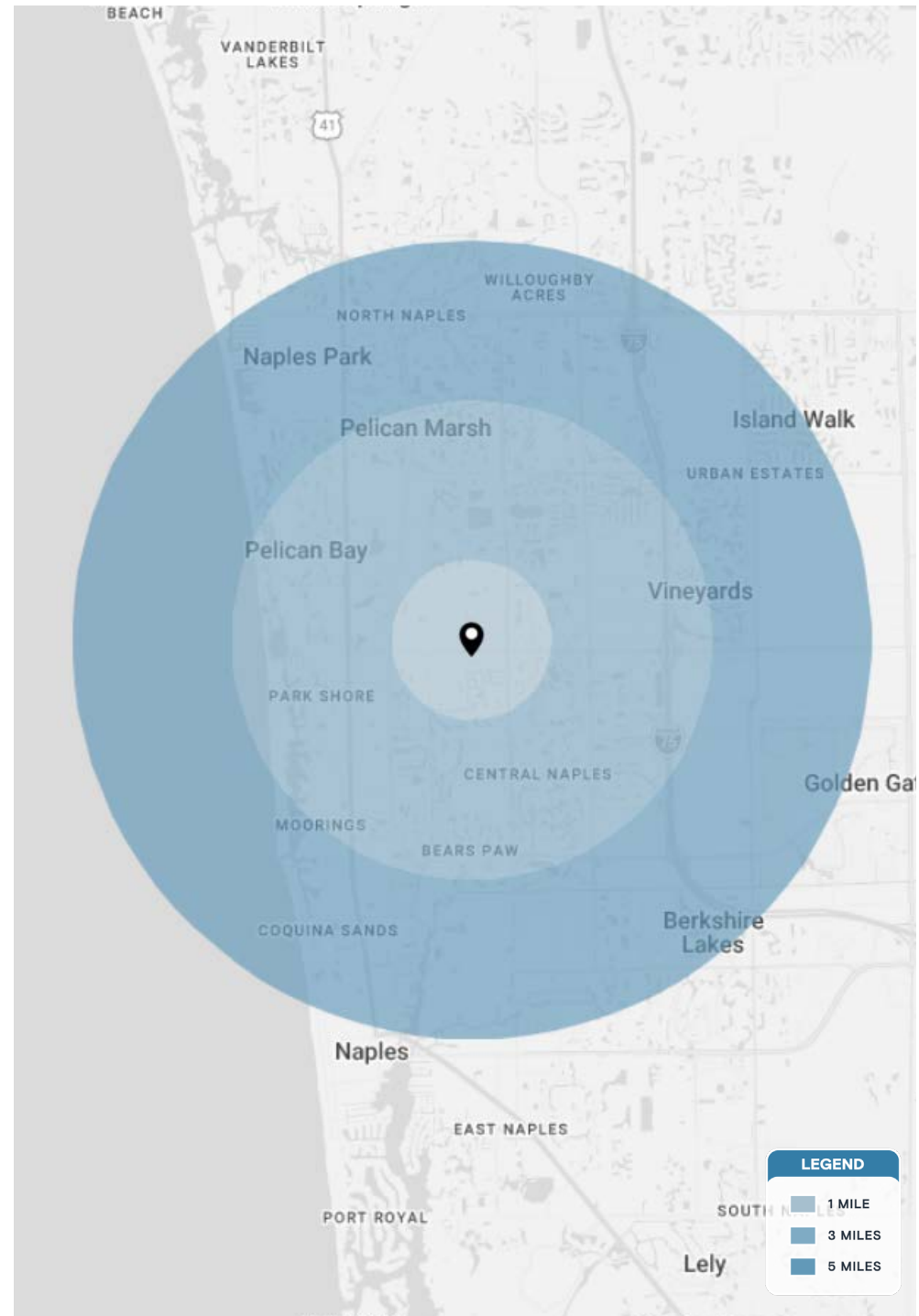
- ±28,880 SF anchor space available
- Adjacent to new **FLOOR & DECOR**
- Join area retailers:

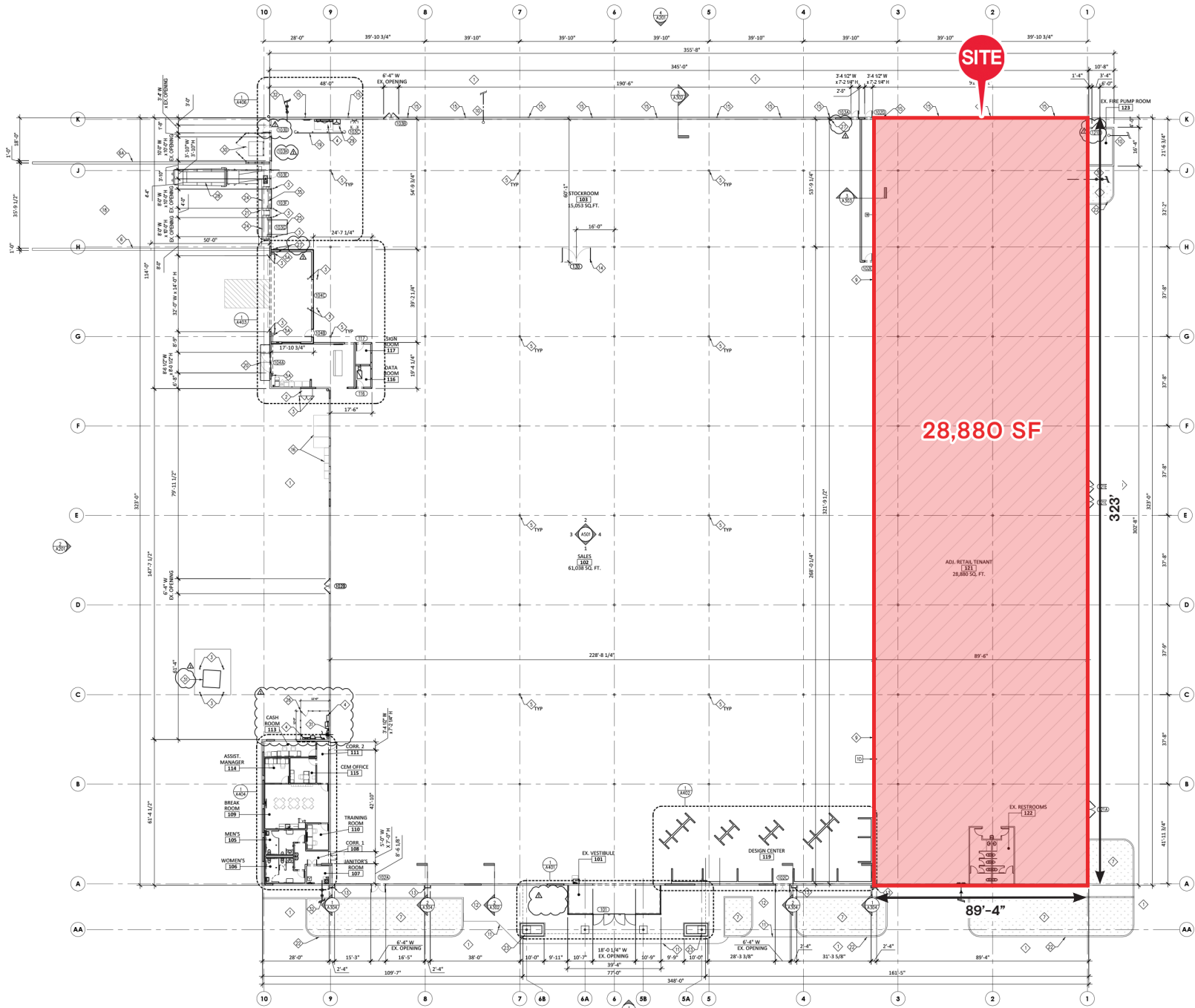


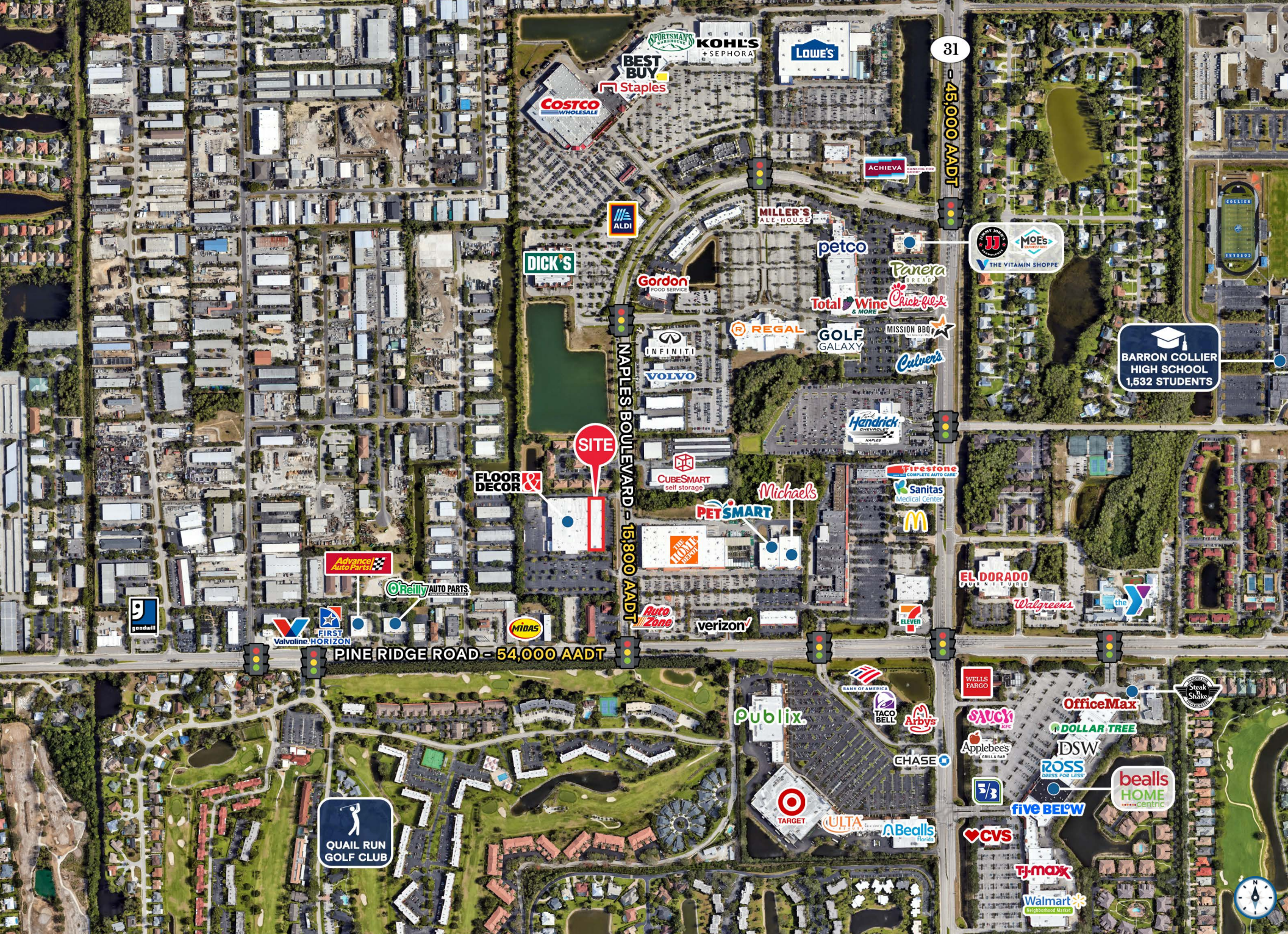
DEMOGRAPHICS

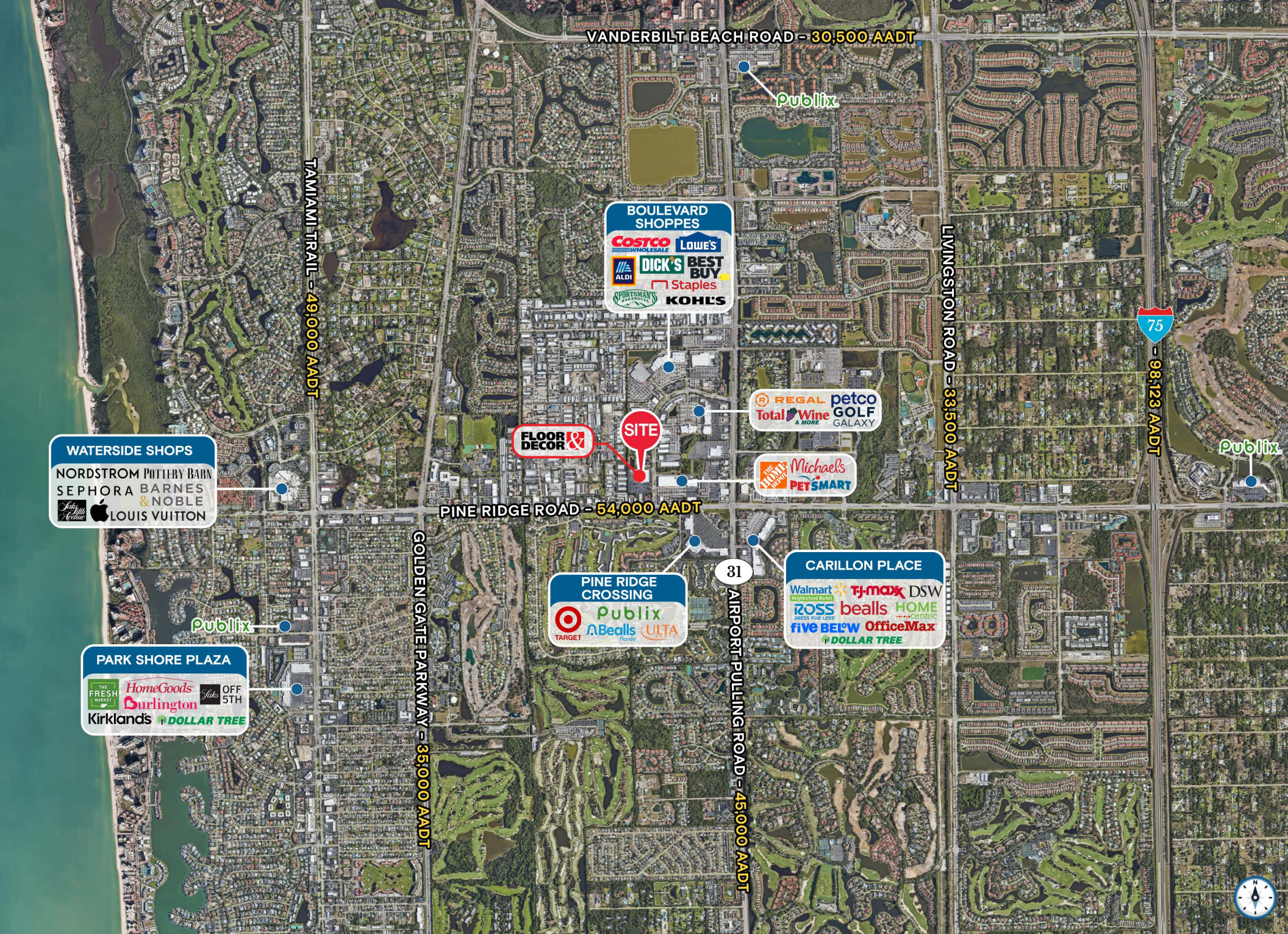
	1 MILE	3 MILES	5 MILES
POPULATION	6,365	51,107	126,027
HOUSEHOLDS	3,070	25,119	56,739
EMPLOYEES	4,915	37,504	84,709
AVERAGE HH INCOME	\$144,159	\$208,301	\$183,318

	5 MINUTES	10 MINUTES	15 MINUTES
POPULATION	15,674	57,415	161,453
HOUSEHOLDS	7,570	27,911	70,725
EMPLOYEES	10,663	42,458	95,784
AVERAGE HH INCOME	\$159,571	\$210,232	\$166,324









VANDERBILT BEACH ROAD - 30,500 AADT

TAMIAMI TRAIL - 49,000 AADT

LIVINGSTON ROAD - 33,500 AADT

75 - 98,123 AADT

PINE RIDGE ROAD - 54,000 AADT

GOLDEN GATE PARKWAY - 35,000 AADT

31 AIRPORT PULLING ROAD - 45,000 AADT

WATERSIDE SHOPS

NORDSTROM POTTERY BARN
SEPHORA BARNES & NOBLE
LOUIS VUITTON

BOULEVARD SHOPPES

COSTCO WHOLESALE LOWE'S
ALDI DICK'S BEST BUY
SPORTSMAN'S OUTLET STAPLES KOHL'S

REGAL petco
Total Wine & MORE GOLF GALAXY

Michael's
PET SMART

FLOOR DECOR & SITE

PINE RIDGE CROSSING

TARGET Publix
Abe's Bealls Florida ULTA

CARILLON PLACE

Walmart TJ-maxx DSW
ROSS bealls HOME
five BELOW OfficeMax
DOLLAR TREE

PARK SHORE PLAZA

THE FRESH MARKET HomeGoods Saks OFF 5TH
Kirklands BURLINGTON DOLLAR TREE

