## FOR SUBLEASE

# ±3,200 SF AVAILABLE ENDCAP

3317 W HILLSBORO BOULEVARD, DEERFIELD BEACH, FL 33442



## OUTPARCEL TO O TARGET, LOBBY & petco

EXCLUSIVE RETAIL LEASING

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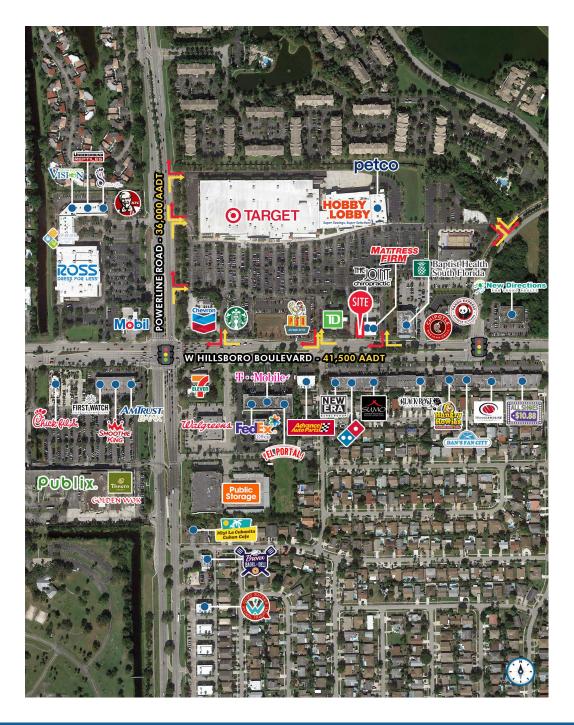
### **PROPERTY OVERVIEW**

#### HIGHLIGHTS

- $\pm$  3,200 SF endcap available for lease
- Space can also be converted to restaurant or retail
- Major regional trade area
- Nearly 75,500 cars per day
- Join: TARGET HOBBY LOBBY

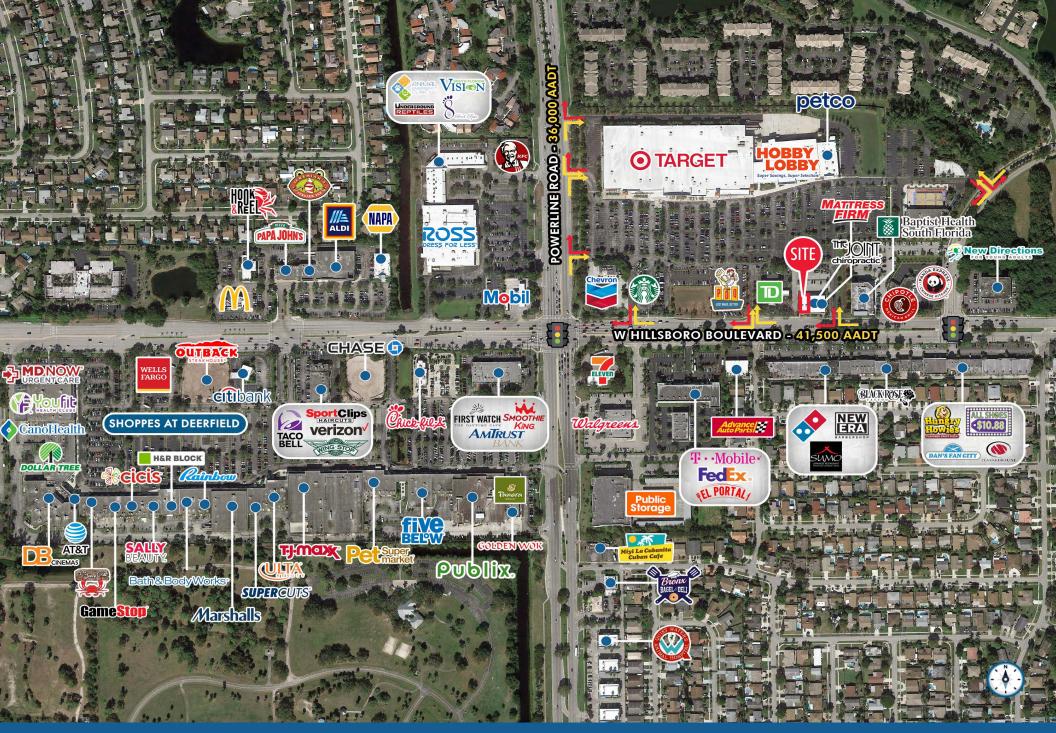
### DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION	14,502	140,610	346,796
HOUSEHOLDS	7,292	59,611	143,134
DAYTIME EMPLOYEES	12,886	116,792	289,531
AVERAGE HH INCOME	\$76,964	\$85,630	\$100,241
	5 Minutes	10 Minutes	15 Minutes
POPULATION	5 Minutes 36,343	10 Minutes 191,175	15 Minutes 387,724
POPULATION HOUSEHOLDS			
	36,343	191,175	387,724
HOUSEHOLDS	36,343 17,587	191,175 79,552	387,724 158,732



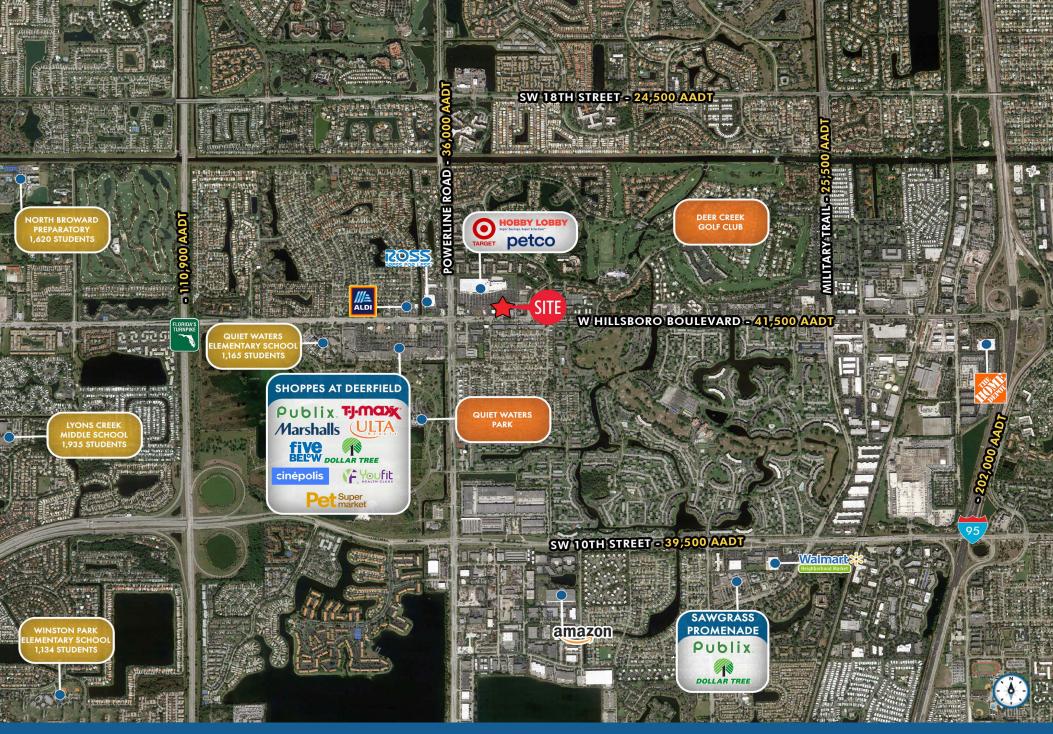
## 3317 W HILLSBORO BOULEVARD | EXECUTIVE SUMMARY

KATZ & ASSOCIATES



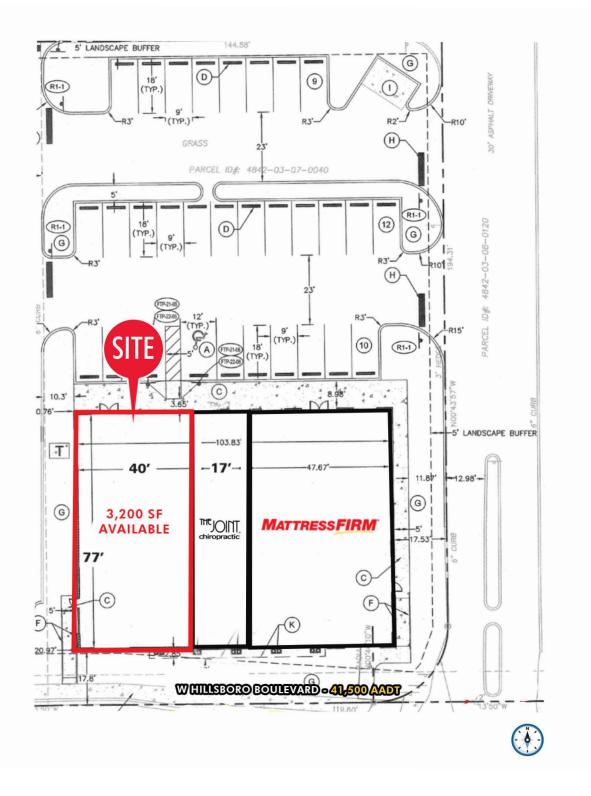
## 3317 W HILLSBORO BOULEVARD | CLOSE INTERSECTION AERIAL

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3317 W HILLSBORO BOULEVARD | MARKET AERIAL

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### **CONTACT AGENTS**

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