

FOR LEASE

±1,347 SF RESTAURANT/RETAIL FREESTANDING

750 E COMMERCIAL BOULEVARD, OAKLAND PARK, FL



EXCLUSIVE RETAIL LEASING

KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

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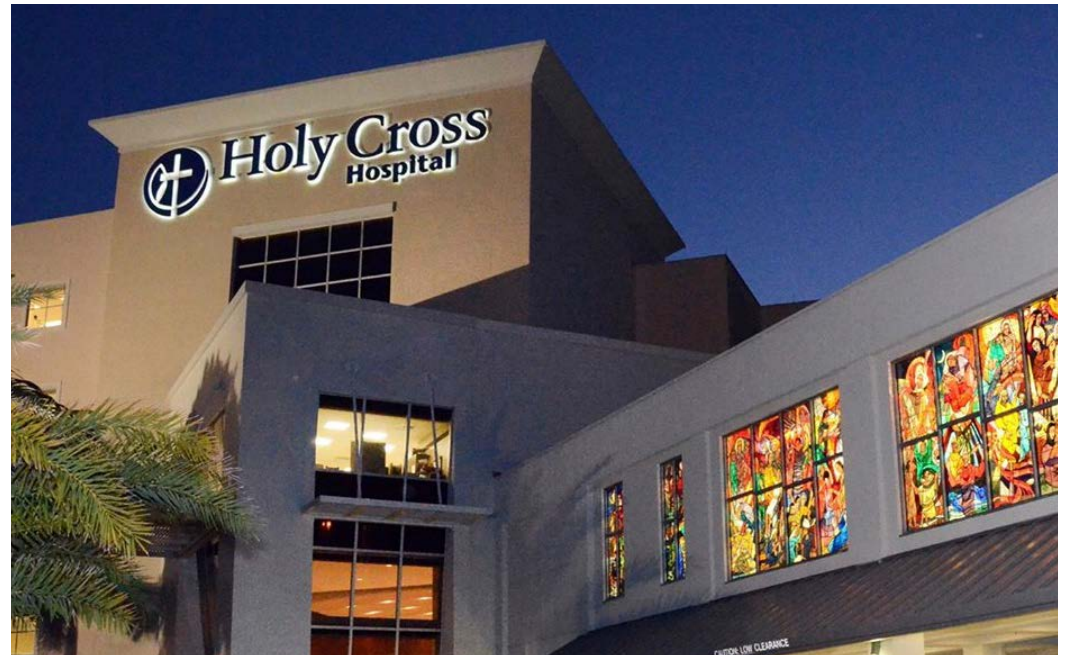
PROPERTY OVERVIEW

HIGHLIGHTS

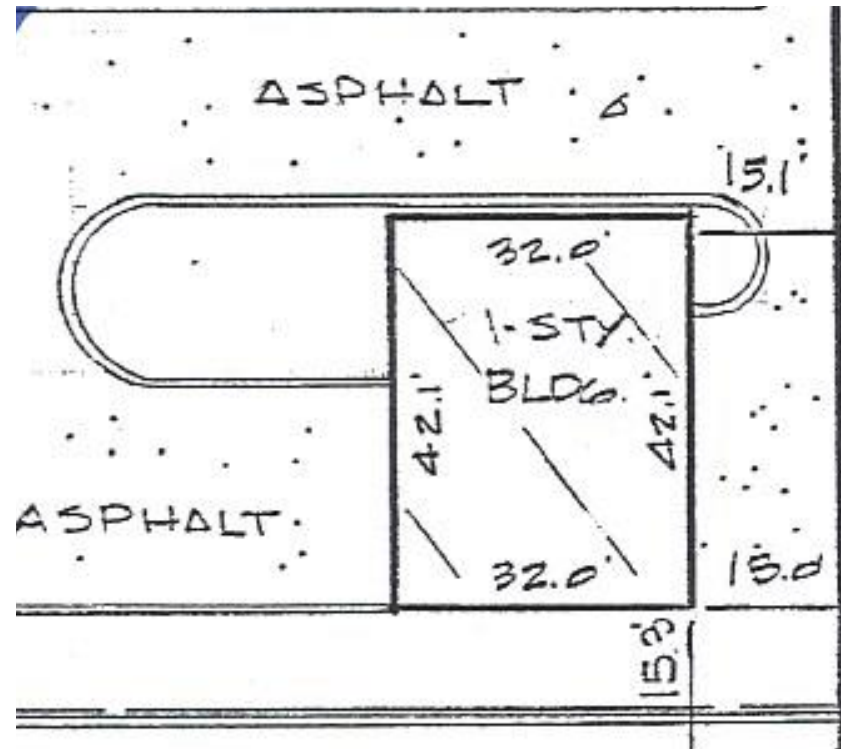
- Located at signalized intersection
- Zoning allows for retail, QSR, full-service restaurant
- Situated in a thriving retail corridor
- Superior visibility and access off of Commercial Boulevard
- Conveniently located ± 0.85 miles from Interstate I-95
- Commercial Boulevard has one of the highest traffic counts in Broward County of 44,000 ADT

DEMOGRAPHICS

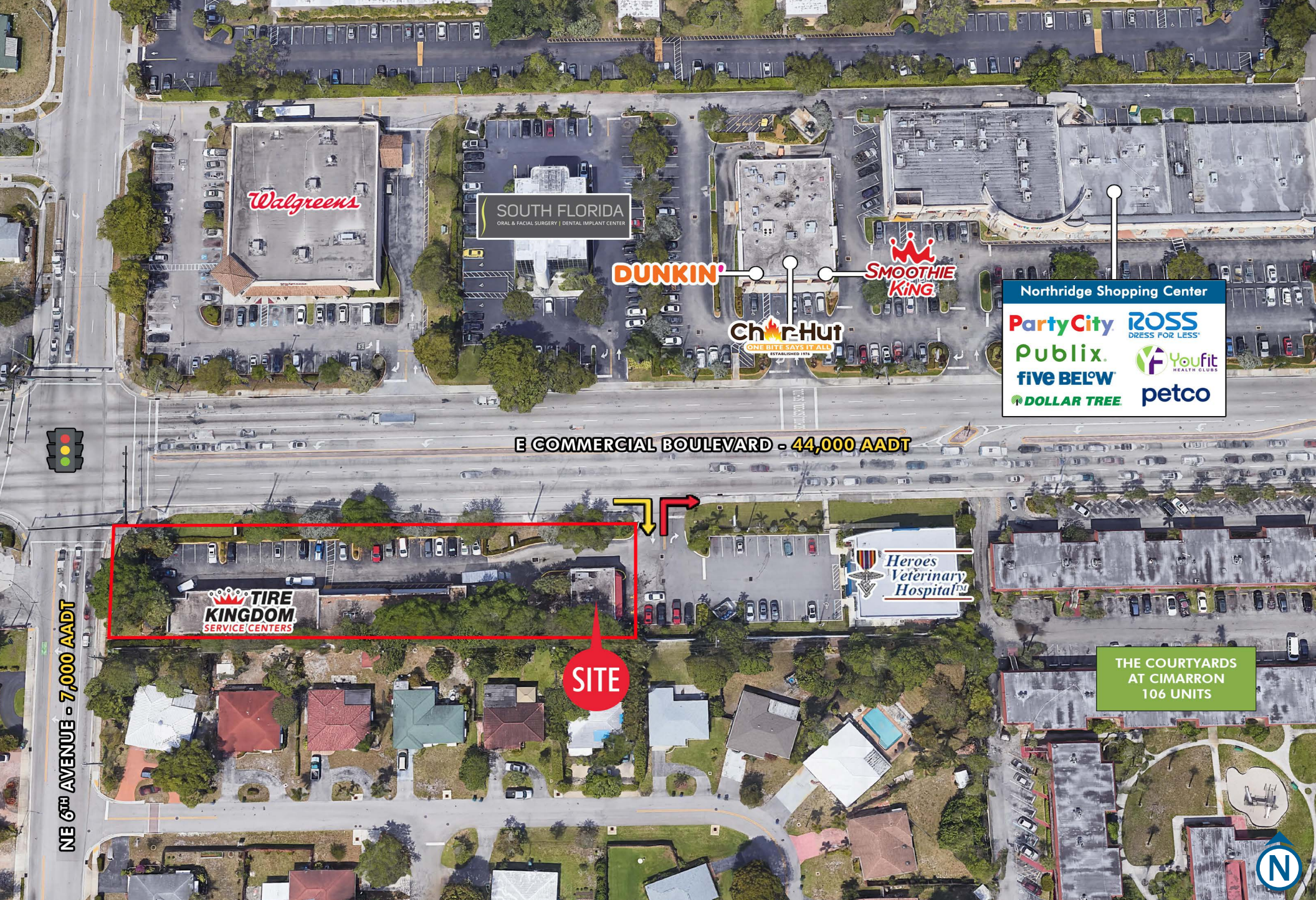
	1 Mile	3 Miles	5 Miles
POPULATION	20,572	136,323	351,565
HOUSEHOLDS	8,317	65,005	154,306
DAYTIME EMPLOYEES	10,752	66,780	162,664
AVERAGE HH INCOME	\$71,919	\$91,781	\$84,276
	5 Minutes	10 Minutes	15 Minutes
POPULATION	55,879	220,288	517,660
HOUSEHOLDS	24,061	98,841	220,279
DAYTIME EMPLOYEES	29,147	104,172	241,957
AVERAGE HH INCOME	\$79,058	\$84,489	\$79,537



750 E COMMERCIAL BOULEVARD | EXECUTIVE SUMMARY



750 E COMMERCIAL BOULEVARD | SURVEY



NE 6TH AVENUE - 7,000 AADT

E COMMERCIAL BOULEVARD - 44,000 AADT

SITE

THE COURTYARDS
AT CIMARRON
106 UNITS

750 E COMMERCIAL BOULEVARD | CLOSE AERIAL

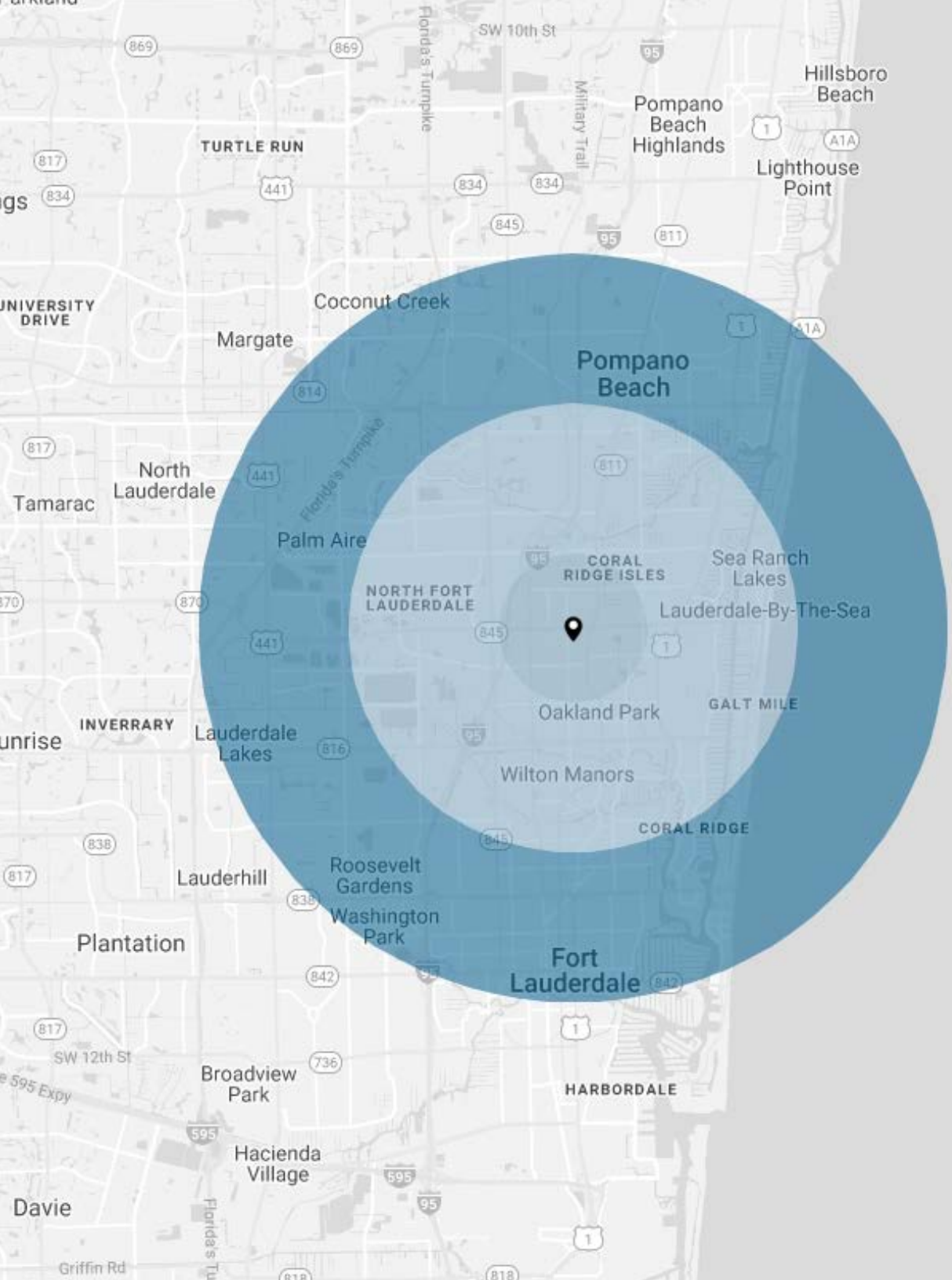


FORT LAUDERDALE
EXECUTIVE AIRPORT

E COMMERCIAL BOULEVARD - 44,000 AADT

I-95
- 233,000 AADT

750 E COMMERCIAL BOULEVARD | MARKET AERIAL



LEGEND	
	1 MILE
	3 MILE
	5 MILE

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