

RETAIL SPACE FOR LEASE

TREASURE COAST COMMONS

3001 NW Federal Highway, Jensen Beach, FL 34957



BARNES
& NOBLE

bealls

LOCATED ACROSS FROM THE TREASURE COAST MALL

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

EXCLUSIVE RETAIL LEASING
KATZ & ASSOCIATES
RETAIL REAL ESTATE ADVISORS

Daniel Solomon, CCIM
PRINCIPAL
danielsolomon@katzretail.com
(957) 401-2181

Property Overview

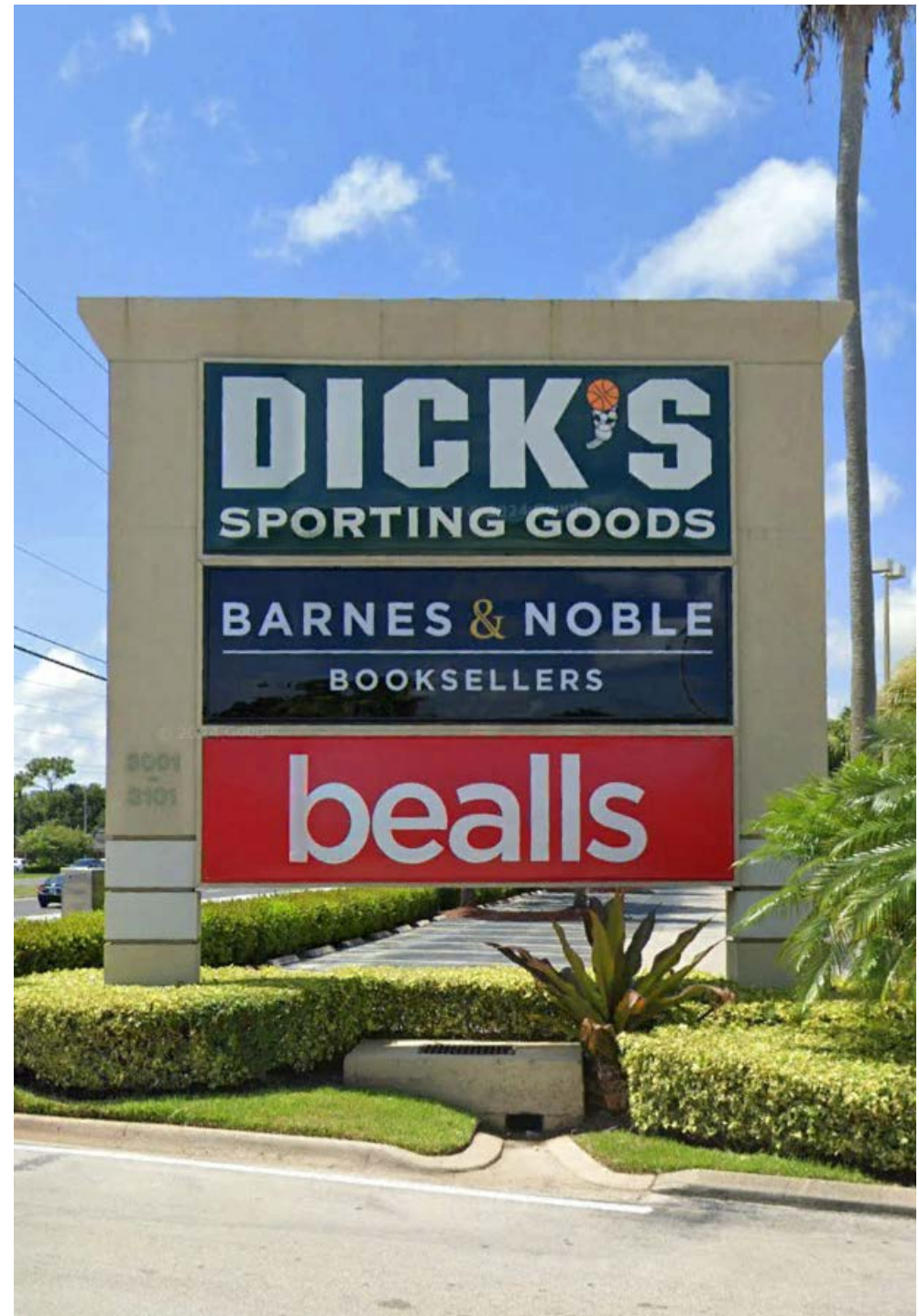
HIGHLIGHTS

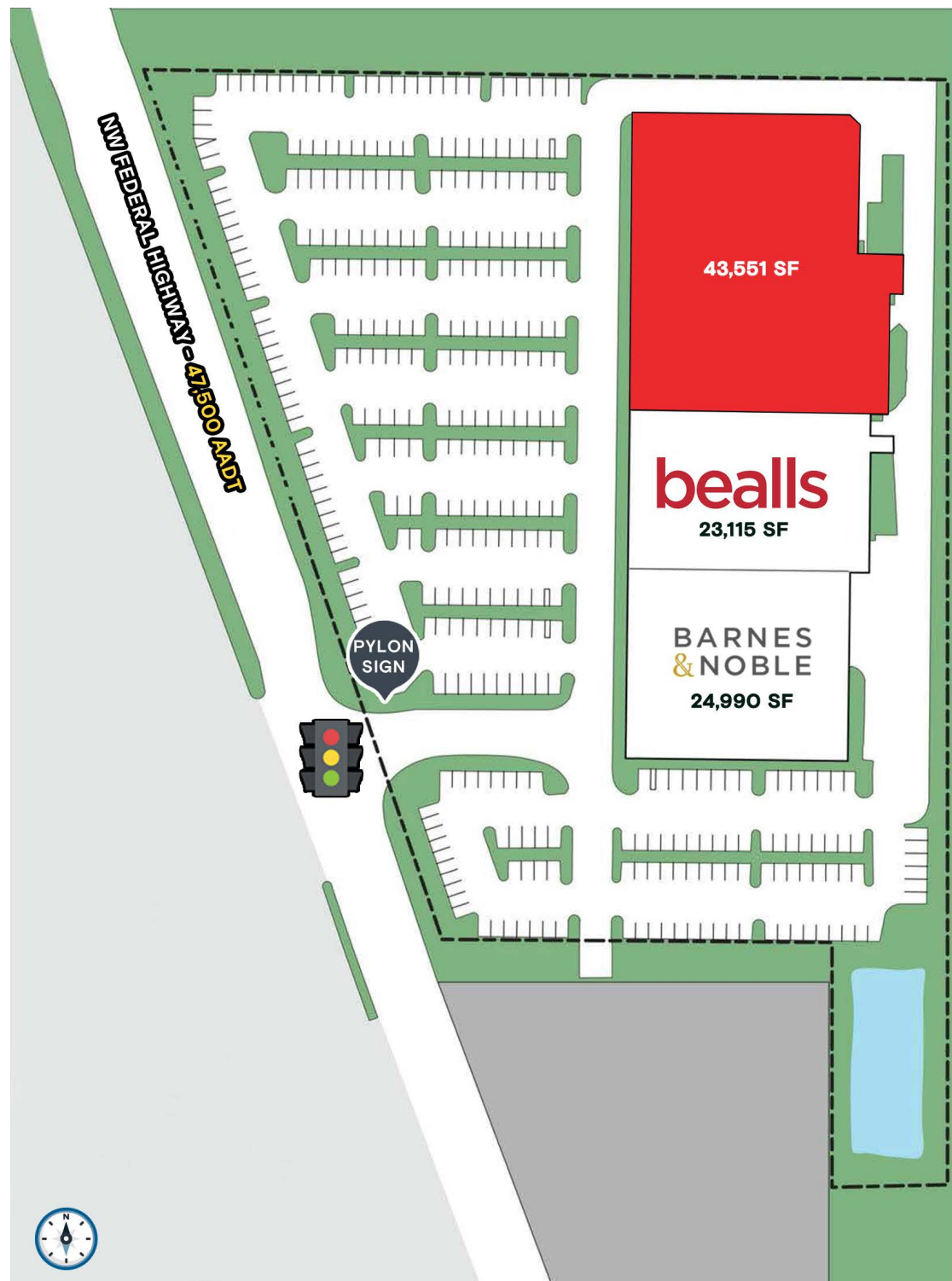
- Three box power center in Martin County's primary retail trade corridor
- Located directly across from the Treasure Coast Mall
- Dedicated turn lane and signalized intersection
- Large monument signage located directly on US1
- Anchored by: **bealls** **BARNES & NOBLE**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	4,448	37,381	107,599
HOUSEHOLDS	2,066	16,469	48,233
EMPLOYEES	3,729	31,833	91,875
AVERAGE HH INCOME	\$103,022	\$91,627	\$92,838

TRAFFIC COUNTS

N FEDERAL HIGHWAY	63,000 AADT
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SQUARE ONE

THE HOME DEPOT
JOANN
MILLER'S ALE-HOUSE
SUBWAY
COLD STONE CREAMERY

MARKETPLACE SQUARE

HOBBY LOBBY
DOLLAR TREE
PLATOS CLOSET
Jockey Mitten Socks
Walmart

JENSEN BEACH HIGH SCHOOL
1,598 STUDENTS

PINEAPPLE COMMONS

ROSS DRESS FOR LESS
Marshall's
BEST BUY
SHOE CARNIVAL
PET SMART
Ashley HOMESTORE
CVS
tropical CAFE
verizon
Sport Clips HAIRCUTS

VISTA PLAZA

Total Wine & More
Michael's
THE FRESH MARKET
CHUCK E. CHEESE
Steak 'n Shake

TREASURE COAST MALL

macy's
Dillard's
REGAL
OLD NAVY

THE VITAMIN SHOPPE
FIREHOUSE SUBS
FOUNDED BY FIREMEN
FedEx Office

CHASE
SONIC
ROOMS TO GO

MATTRESS ONE
McDonald's
Haverty's

City Mattress
Olive Garden

CARMAX

bealls
BARNES & NOBLE

TACO BELL

Stanton

T-Mobile

Panera BREAD

KOHL'S

JARED The Galleria Of Jewelry

Target

LONGHORN STEAKHOUSE

SAGE DENTAL

MATTRESS FIRM

Sprint

NW JENSEN BEACH BOULEVARD - 14,500 AADT

NW FEDERAL HIGHWAY - 41,500 AADT





Contact Brokers

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