

Royal University Plaza

CREC

Newly Renovated Power Center!

2322-2564 N. University Drive
Coral Springs, FL 33065

LOCATION

NWC of University Dr & Royal Palm Blvd

TOTAL SQ. FT

115,161 SF

TRAFFIC COUNTS

+ 42,500 vpd on N University Dr
+ 31,500 vpd on Royal Palm Blvd



Total Wine
& MORE

Orchard
est. 1931
SUPPLY HARDWARE

PET SUPERMARKET

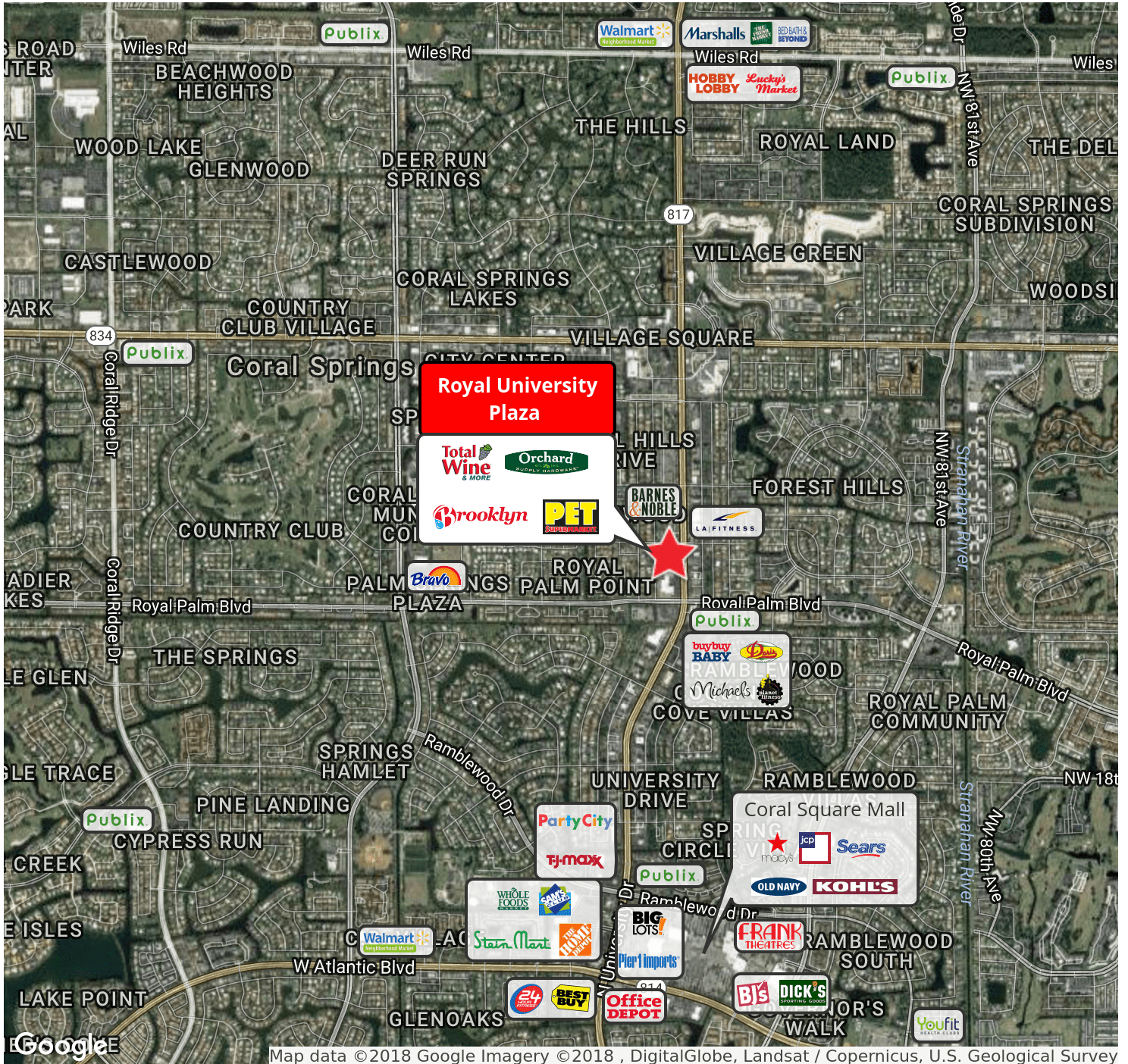
The Original
Brooklyn
Water Bagel Co.

FEATURES

- Located in the heart of Coral Springs' retail corridor, just north of the Coral Ridge Mall
- Exceptional visibility from University Drive
- Six (6) means of ingress and egress from each direction
- Outstanding demographics with HHI >\$75,000 and 156,000 residents within 3 miles

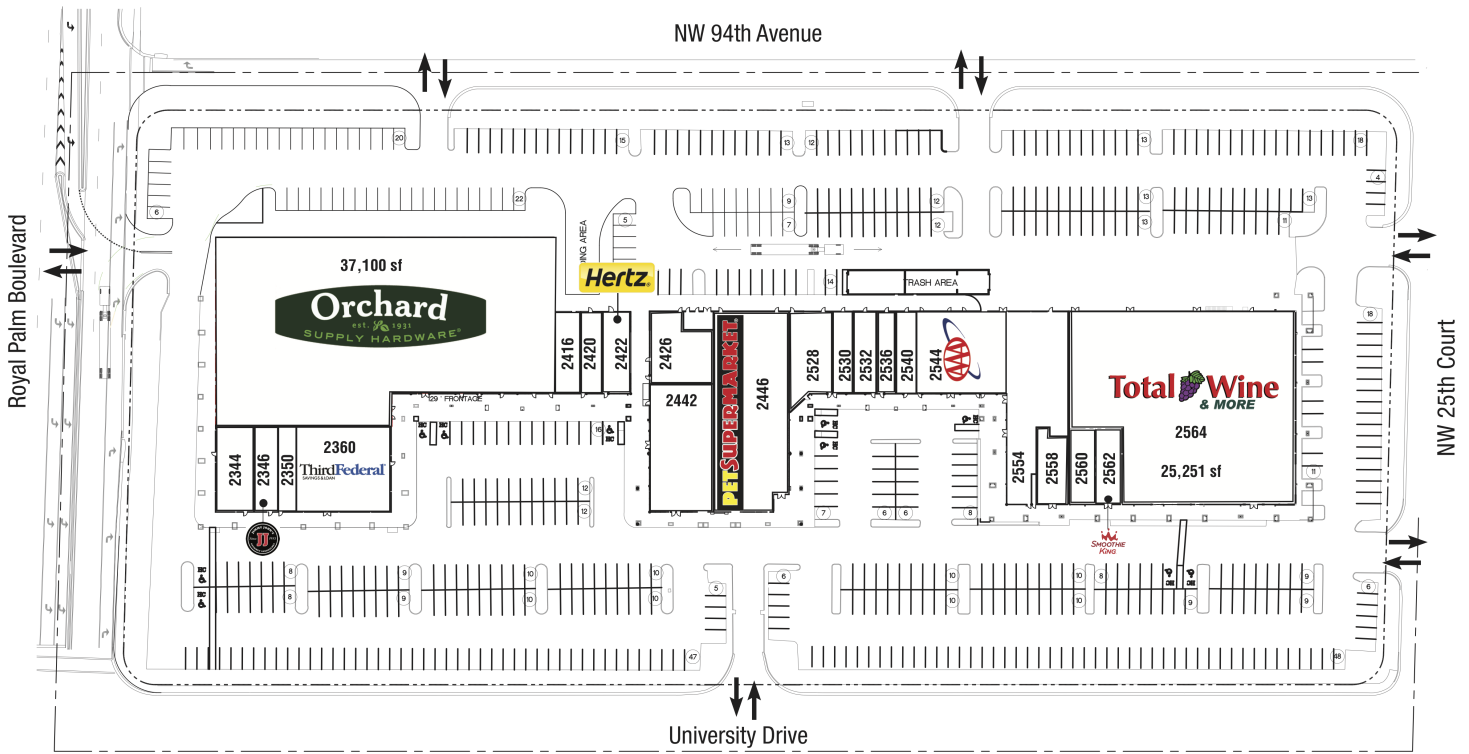
Area Retailers

Royal University Plaza



Site Plan

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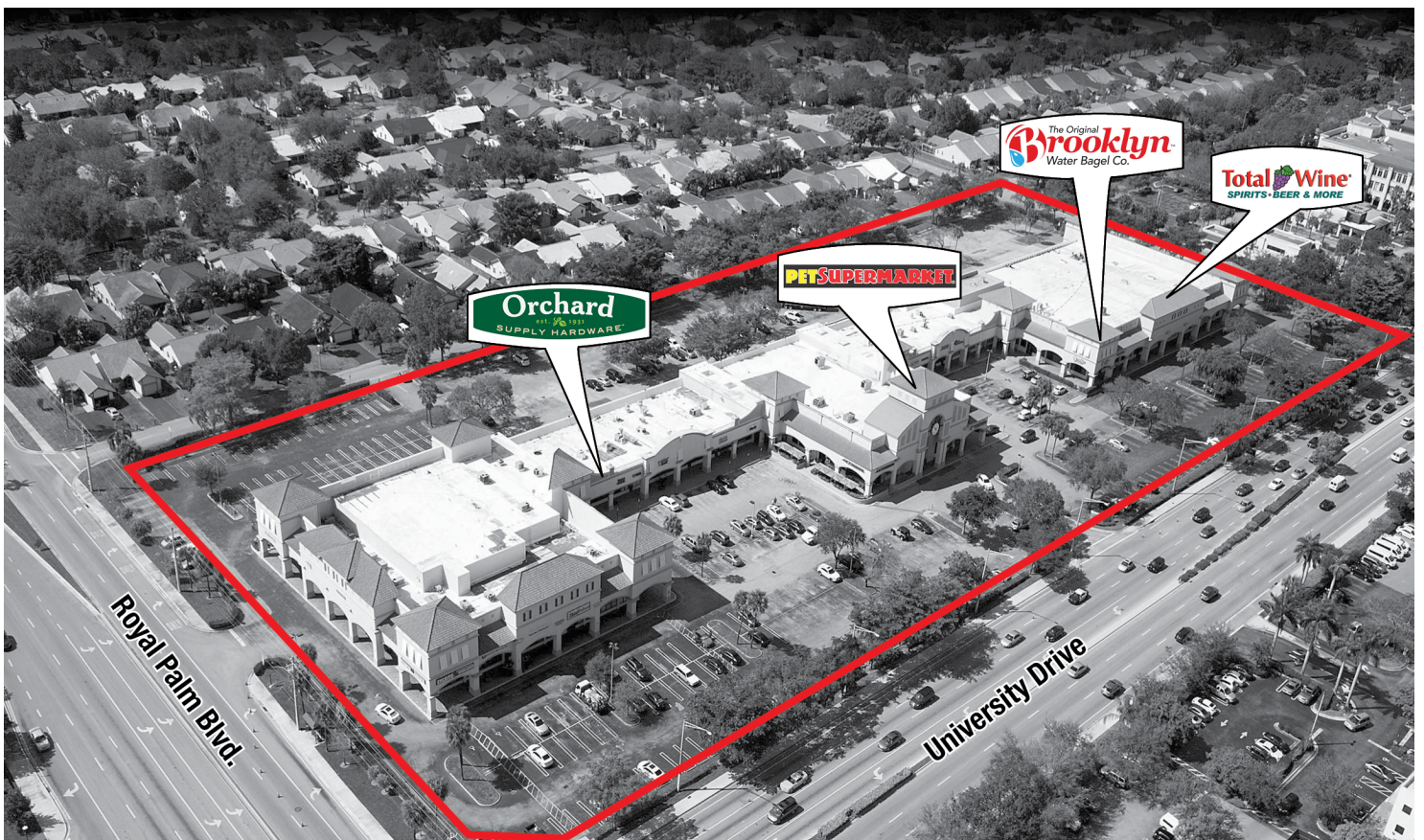
2322	Orchard Supply	37,291 SF	2426	CrossFit Springs	2,610 SF	2544	AAA	4,487 SF
2344	Eye Site Vision	2,105 SF	2442	Nick's Pizzeria	5,214 SF	2554	AVAILABLE	6,073 SF
2346	Jimmy John's	1,321 SF	2446	Pet Supermarket	9,800 SF	2558	Check Cashing Store	1,450 SF
2350	Gadget Geeks	972 SF	2528	AVAILABLE	2,420 SF	2560	Taiwan Ice	1,289 SF
2352	Third Federal S&L	5,129 SF	2530	Smoke Shop	1,095 SF	2562	Smoothie King	1,295 SF
2416	Tran Nails Spa	1,360 SF	2535	Chini's Burritos	1,240 SF	2564	Total Wine	25,251 SF
2420	King of Barbers	1,124 SF	2536	Color Fast Studios	992 SF			
2422	Hertz	1,518 SF	2540	Intense Nutrition	1,125 SF			

Demographics

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POPULATION	1 MILE	3 MILES	5 MILES
Total population	20,275	156,617	339,091
Median age	36.4	39.0	39.4
Total households	7,223	56,697	125,846
Average HH income	\$68,272	\$75,093	\$72,846



CONTACT

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