

ACROSS FROM THE GALLERIA MALL

2455 E. SUNRISE BOULEVARD | FORT LAUDERDALE, FL

± 9,687 SF Ground Floor Available
(can be subdivided)

PRIME ± 9,687 SF
AVAILABLE
(CAN BE SUBDIVIDED)

YOUR SIGNAGE HERE

E. SUNRISE BLVD. - 28,500 ADT

DAVID EGGNATZ

Senior Director

DavidEggnatz@dkatz.com

(561) 869-4344

DANIEL SOLOMON, CCIM, MSRE

Principal

DanielSolomon@dkatz.com

(561) 869-4351

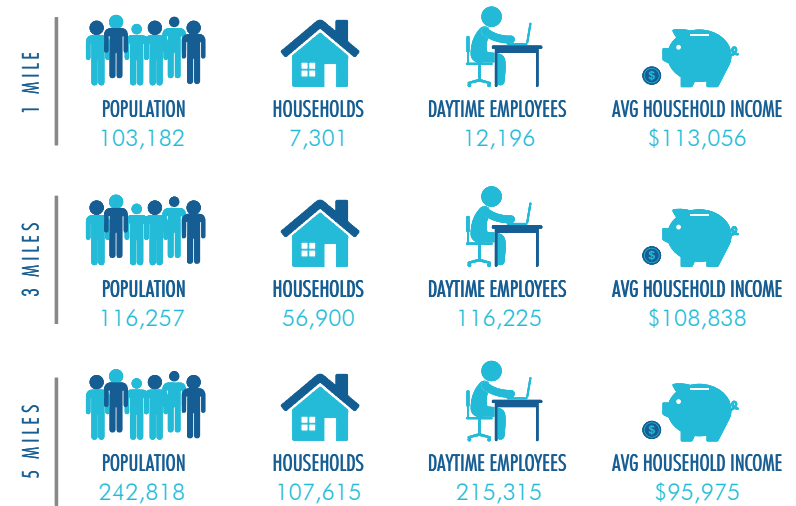
KATZ & ASSOCIATES

HIGHLIGHTS

- ± 9,687 SF Available on Ground Floor (can be subdivided)
- Targeted uses: Restaurant, Bank (or ATM), Medical, Retail (apparel, salon/barbershop, cell phone, mailing and shipping), Sporting Goods
- Located across the street from the Galleria Mall in the heart of Fort Lauderdale's dense Sunrise Boulevard corridor
- Walking distance to Fort Lauderdale Beach (less than 1 mile)
- Surface parking available and potential valet option
- Large daytime and night time population within 3 miles
- Minutes to Las Olas Boulevard, Fort Lauderdale International Airport, I-95, downtown Fort Lauderdale, Port Everglades, and Broward County Convention Center
- Six figure average household income within 3 miles
- Fort Lauderdale has over 13 million visitors per year
- Notable surrounding national retailers and restaurants:

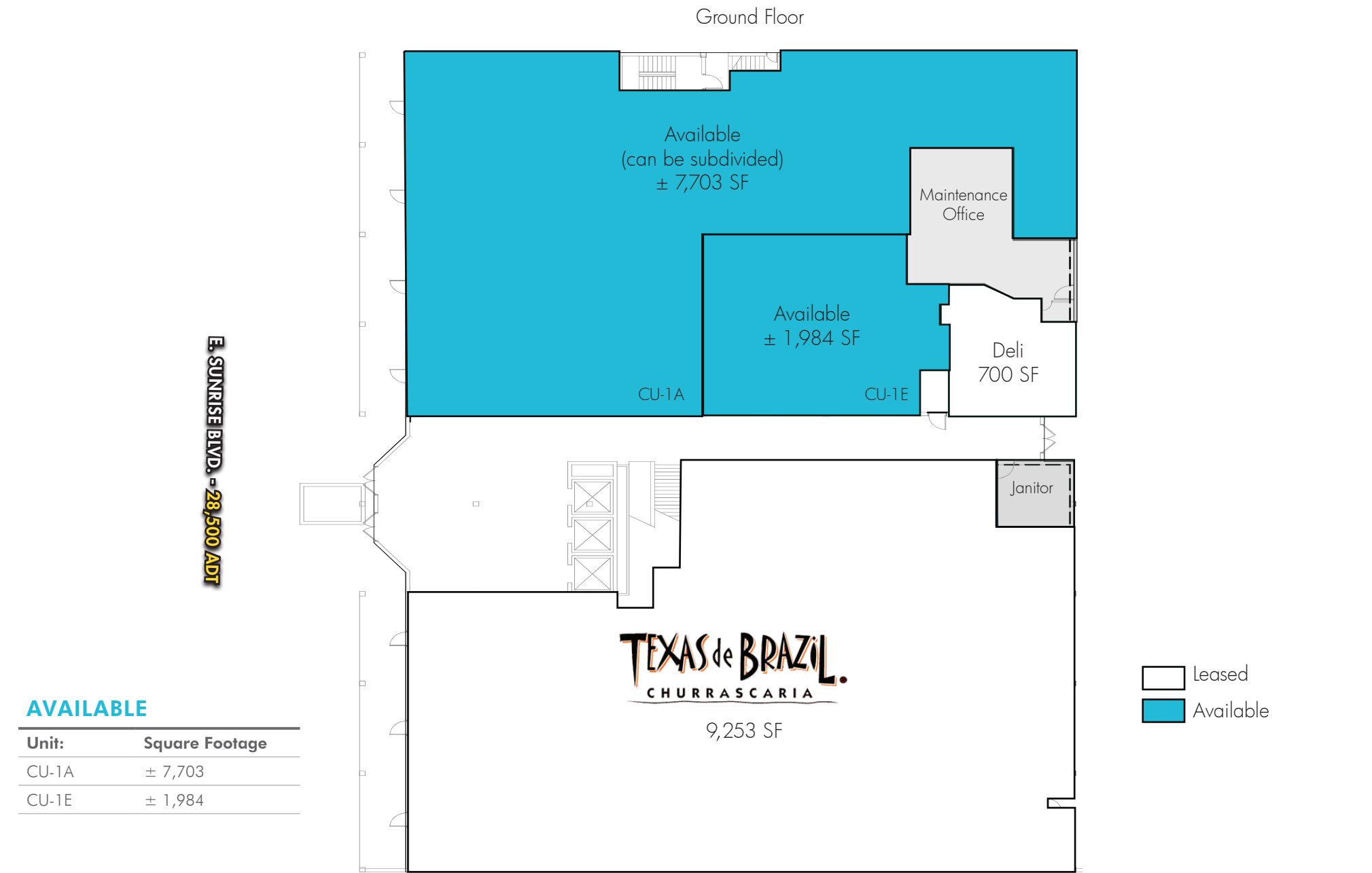


DEMOGRAPHICS



SITE | HIGHLIGHTS

2455 E. SUNRISE BOULEVARD
FORT LAUDERDALE, FL





KATZ & ASSOCIATES



AERIAL | TRADE

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