

Publix #1084 - Plantation Plaza

2750 Race Track Road
 Saint Johns, FL 32259
 Lat 30.114, Long -81.588

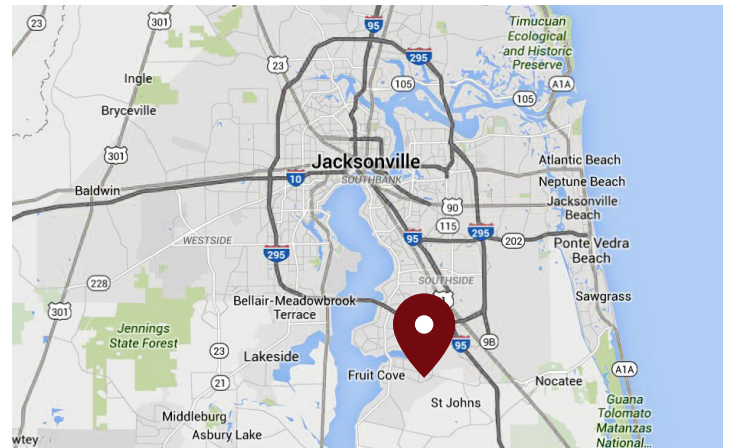
FOR LEASE



1,200 - 1,237 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Publix-Anchored Center
- Affluent Customer Base with \$122,722+ Average Household Income within a Three-Mile Radius
- Excellent Visibility and Accessibility from Primary Thoroughfare Race Track Road
- Strong Tenant Mix
- Traffic Count: 18,421 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	11,579	52,011	119,500
Daytime Population	7,507	43,534	111,459
Total Households	3,977	18,449	44,674
Avg. HH Income	\$122,518	\$122,722	\$114,733

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Tyler Wilkins

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 3333 South Orange Avenue, Suite 201, Orlando, FL

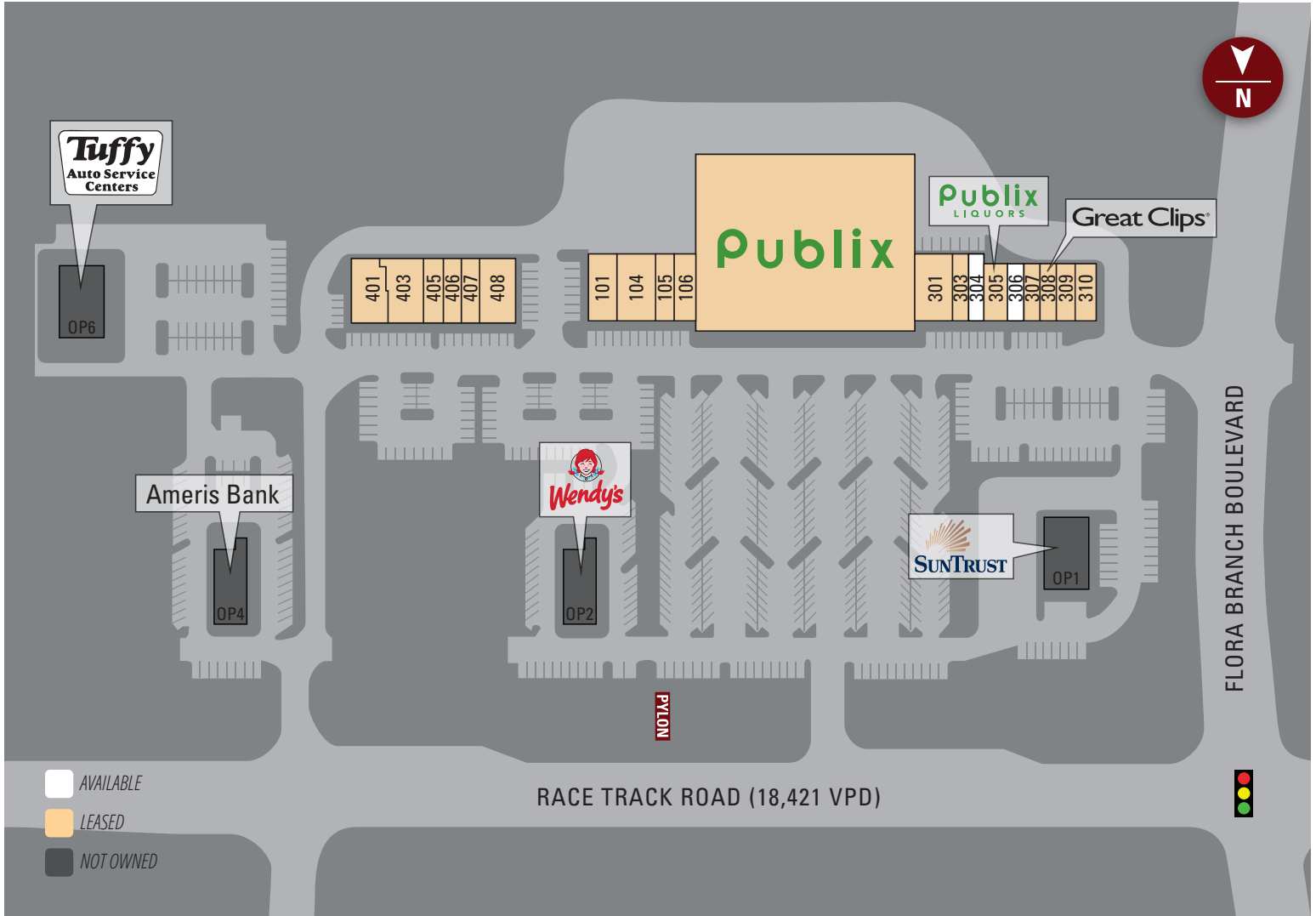
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Suite	Tenant	Size	Suite	Tenant	Size	Suite	Tenant	Size
1	Publix	44,840	306	AVAILABLE	1,200	407	Gold and Diamond Direct	1,400
101	Massage Green	2,260	307	China 1	900	408	Racetrack Animal Hospital	2,800
104	Joy Orthodontics	2,695	308	Great Clips	1,200	OP1	Suntrust	
105	Papa John's Pizza	1,418	309	K-Tiger Taekwondo Martial Arts	1,180	OP2	Wendy's	
106	Sushi King	1,727	310	Dry Cleaners	1,240	OP4	Atlantic Coast Bank	
301	Castle Nails	2,800	401	Code Ninja	2,608	OP6	Tuffy Tire	
303	Makk Fashion	1,050	403	Panache - AVEDA Salon	2,992	TOTAL 77,747		
304	AVAILABLE	1,237	405	Paradise Island Tanning	1,400			
305	Publix Liquors	1,400	406	Bikes, Kites & More	1,400			

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



	# OF VISITS
Saturday	149,247
Sunday	148,479
Friday	143,179

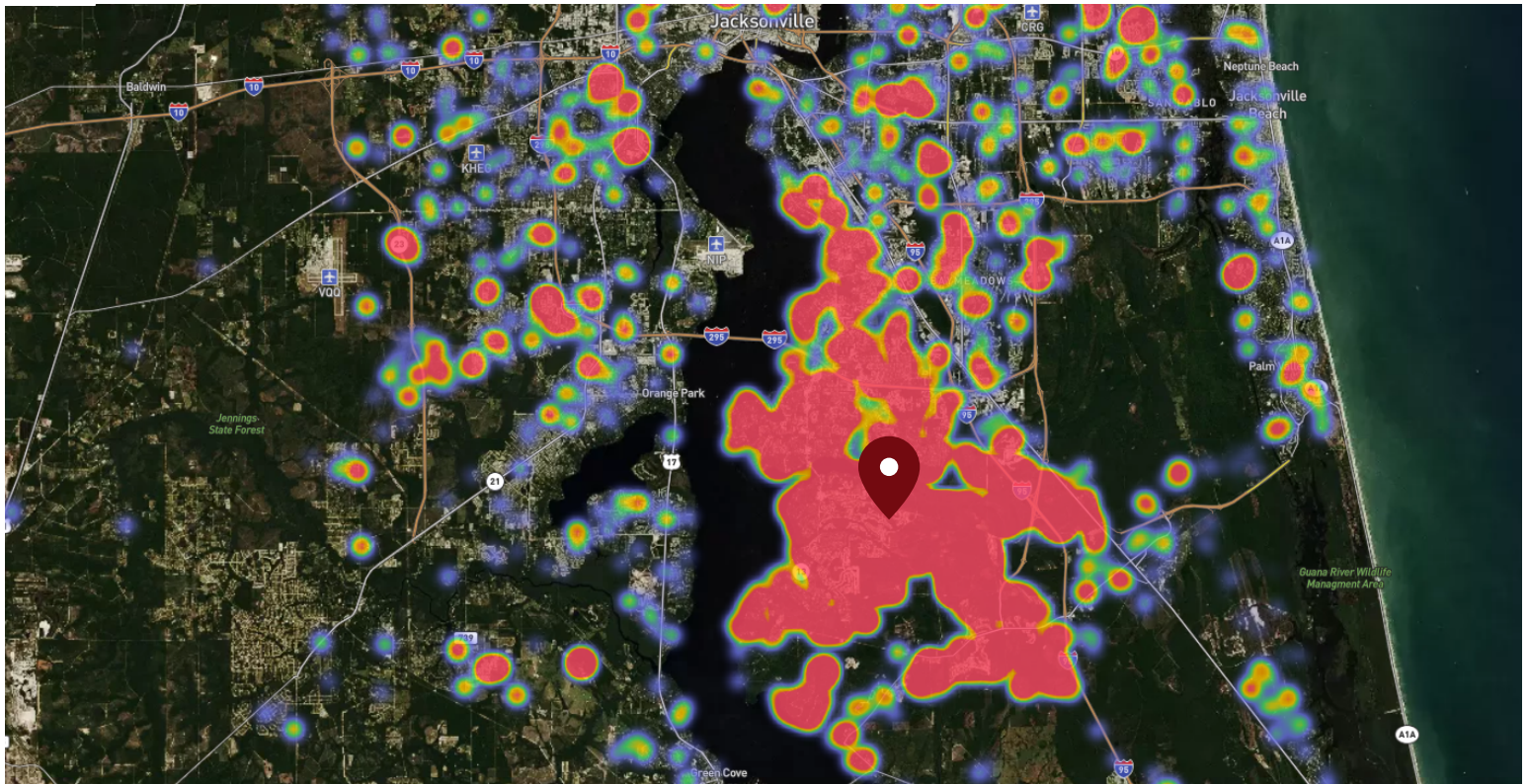
TOP 3 HOURS



	# OF VISITS
5-6 PM	191,274
4-5 PM	189,425
3-4 PM	173,902

Data provided by Placer Labs Inc. (www.placer.ai) Dec 1, 2020 - Nov 30, 2020

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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