

Publix #0162 - Crossroads

5781 Lee Boulevard
 Lehigh Acres, FL 33971
 Lat 26.619, Long -81.766

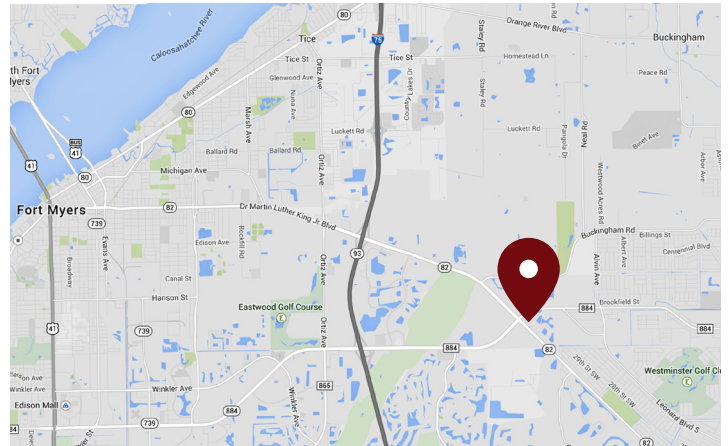
FOR LEASE



1,400 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Fort Myers Market
- Located at the Primary Intersection in the Trade Area
- Approximately Two Miles East of Interstate 75
- Trade Area Extends Over 50 Miles East
- Signalized Intersection
- Entrances from Both Lee Boulevard and State Road 82
- Combined Traffic Count: 41,400 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	3,149	38,173	100,679
Daytime Population	3,016	30,604	93,342
Total Households	932	12,865	35,943
Avg. HH Income	\$78,830	\$85,661	\$79,655

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

Fernando Espino

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 2655 South Le Jeune Road, Suite 908, Miami, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.

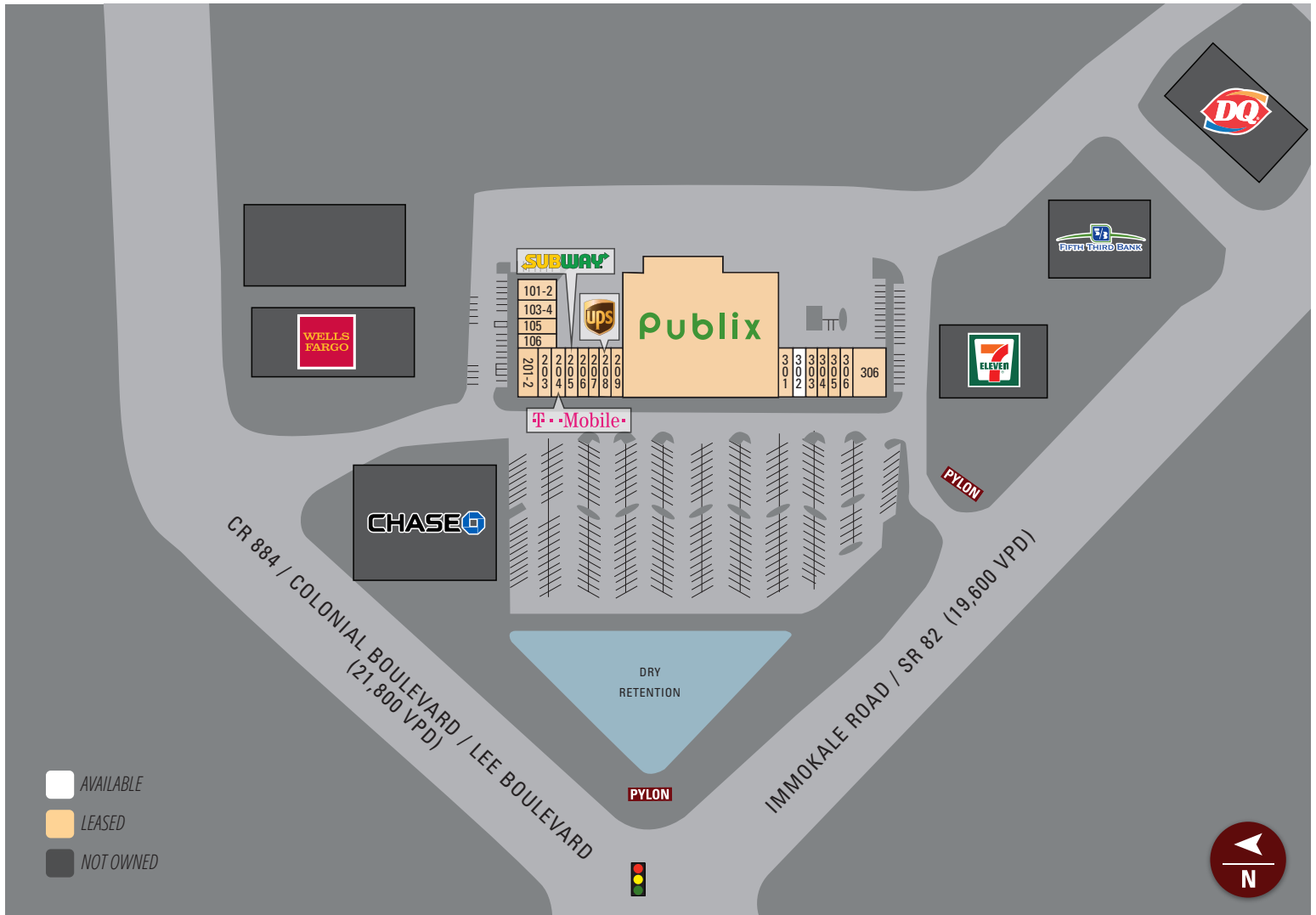


Crossman & Company

www.crossmanco.com

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Suite	Tenant	Size
ANC	Publix	44,840
101-2	DSD Homes	2,400
103-4	Total Health Dentistry	2,100
105	Reliant Acute Care	900
106	Natasha's Alterations Dry Cleaning	900
201-2	Rib City	2,800
203	Curv Beauty	1,050
204	T-Mobile	1,050
205	Subway	1,400

Suite	Tenant	Size
206	NextCut Barbershop	1,225
207	Empire Hair & Beauty	1,225
208	The UPS Store	1,400
209	Morikami Thai & Sushi	1,400
301	Crossroads Liquor	1,400
302	AVAILABLE	1,400
303	China Garden	1,225
304	Amigos Insurance	1,225
305	La Valentina Mexican Restaurant	1,400

Suite	Tenant	Size
306	Nail Art & Co.	1,050
307	Il Primo Pizza & Wings	3,850
TOTAL		74,240

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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



Sunday	176,155
Saturday	169,300
Monday	151,650

OF VISITS

TOP 3 HOURS

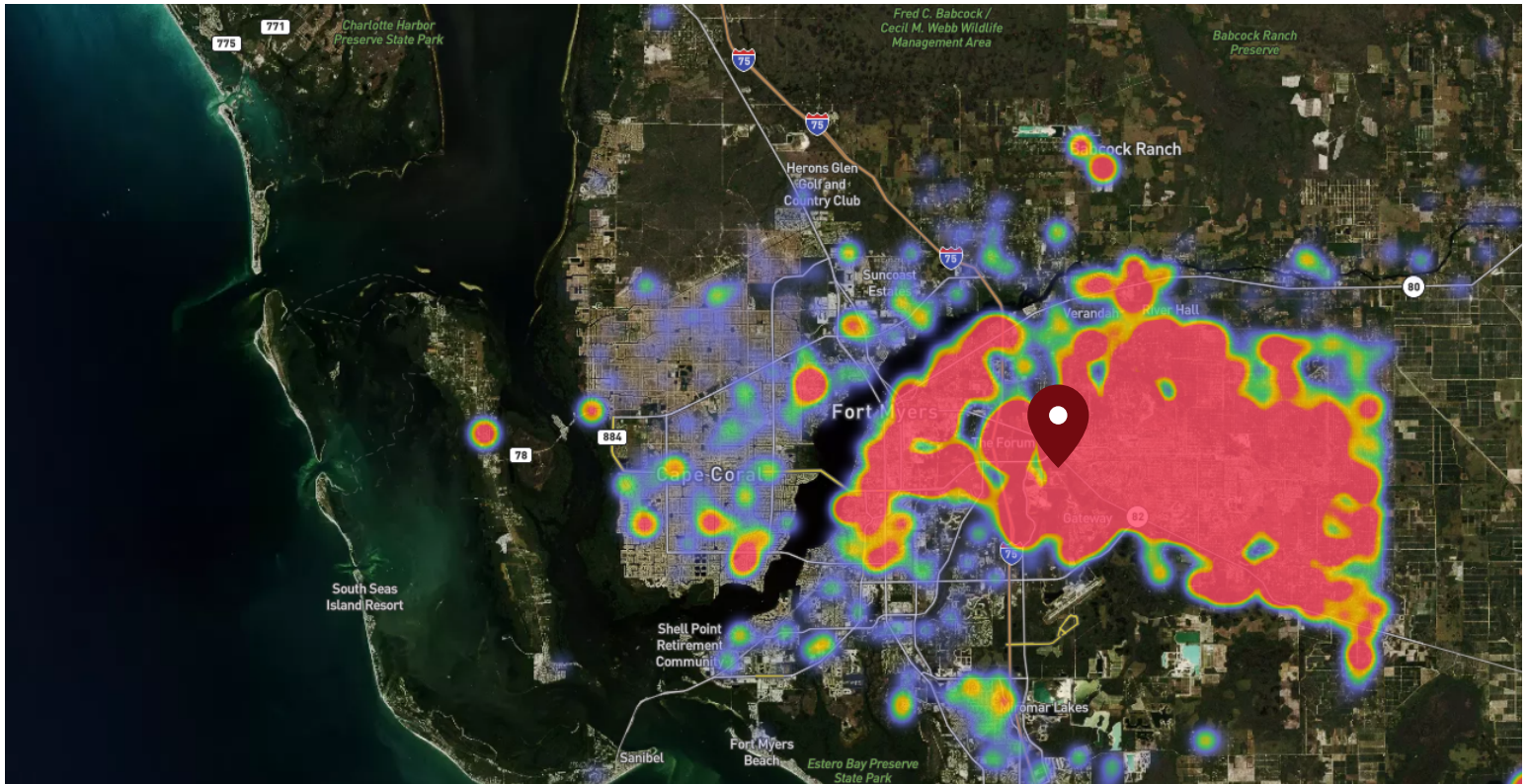


5-6 PM	186,642
4-5 PM	176,548
6-7 PM	169,086

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) Dec 1, 2019 - Nov 30, 2020

SITE VISIT DENSITY



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

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