

# Coral Creek Shops



## For Lease

- Retail space available immediately:
  - Second gen restaurant: 3,850 SF
  - Small shop: 1,200 - 2,400 SF
- Located at the southeast corner of N SR-7 (US 441) and Johnson Road with over 72,000 ADT
- Anchored by Publix and features a mix of national and strong local tenants
- The center is positioned to service the densely populated communities of NW Coconut Creek and Parkland
- Total GLA: 109,000 SF

2020 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE	7 MILE
Population	12,810	115,973	325,161	593,078
Med HH Income	\$98,024	\$75,884	\$63,293	\$60,114

Gloria Anselmo

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OWNED BY:



ATLANTICRETAIL.COM  
WEST PALM BEACH

ATLANTA | BOSTON | CHARLOTTE | LOS ANGELES | PITTSBURGH | WEST PALM BEACH





COCONUT CREEK, FL  
**Coral Creek Shops**

MARKET AERIAL



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**\$75,884**  
 MED HH INCOME  
 IN 3 MILE RADIUS

**58,000**  
 ADT ON  
 STATE ROAD 7

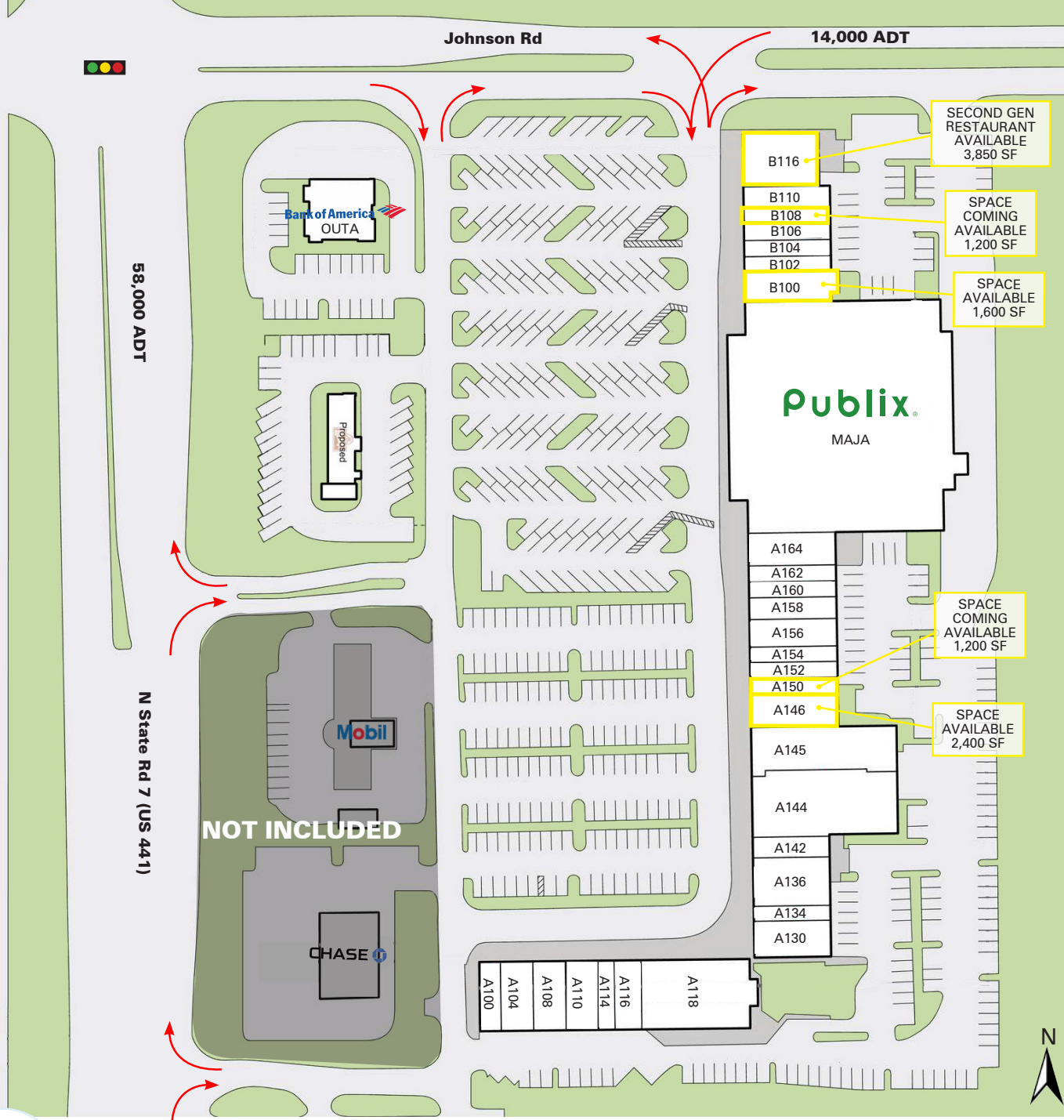

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KEY		
Bay #	Tenant	S.F.
A100	Dunkin' Donuts	1,300
A104	My Gym	1,950
A108	HorzeStylz	1,950
A110	Nana Sushi Thai	1,950
A114	Allstate Insurance	975
A116	Eye Was Framed	1,625
A118	Young Minds Learning Center	6,500
A130	Coconut Creek Winning Smiles	2,100
A134	Head to Tail Pet Salon	1,050
A136	Rio Nail & Spa	3,150
A142	N. Broward Chiropractic & Wellness	1,400
A144	Advance Auto Parts	8,100
A145	Dance Theatre of Parkland	5,400
A146	Available	2,400
A150	Available	1,200
A152	Cookie Cutters Haircuts	1,200
A154	Blow and Go	1,200
A156	Lily Garden Chinese Restaurant	2,000
A158	All Star Pizza	1,600
A160	Acai Concept	1,200
A162	Carl Anthony Hair Salon	1,200
A164	Star Wine & Spirits	2,400
MAJA	Publix	42,112
B100	Available	1,600
B102	The UPS Store	1,200
B104	Gentlemens Image Barbershop	1,200
B106	petNmind Natural Pet	1,200
B108	Creek Cleaners	1,200
B110	GNC	1,600
B116	Available	3,850
OUTA	Bank of America	3,500
<b>TOTAL SQUARE FEET</b>	<b>109,312</b>	



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