

# MURAL PLAZA

6510-6596 N University Dr, Tamarac, FL 33321  
Retail/Office Plaza

## AVAILABLE FOR LEASE

### North Building

- Unit 6590.....3,939 SF
- Unit 6596.....1,865 SF  
(Can Be Combined for 5,804 SF)

## PROPERTY HIGHLIGHTS

- New shopping plaza with contemporary design (Built in 2018)
- Dedicated turning lanes for north and southbound traffic
- Parking ratio (4.52 spaces per 1,000 sf)
- Hurricane impact windows
- Fully fire sprinkled
- 16' Ceilings



## CO-TENANTS



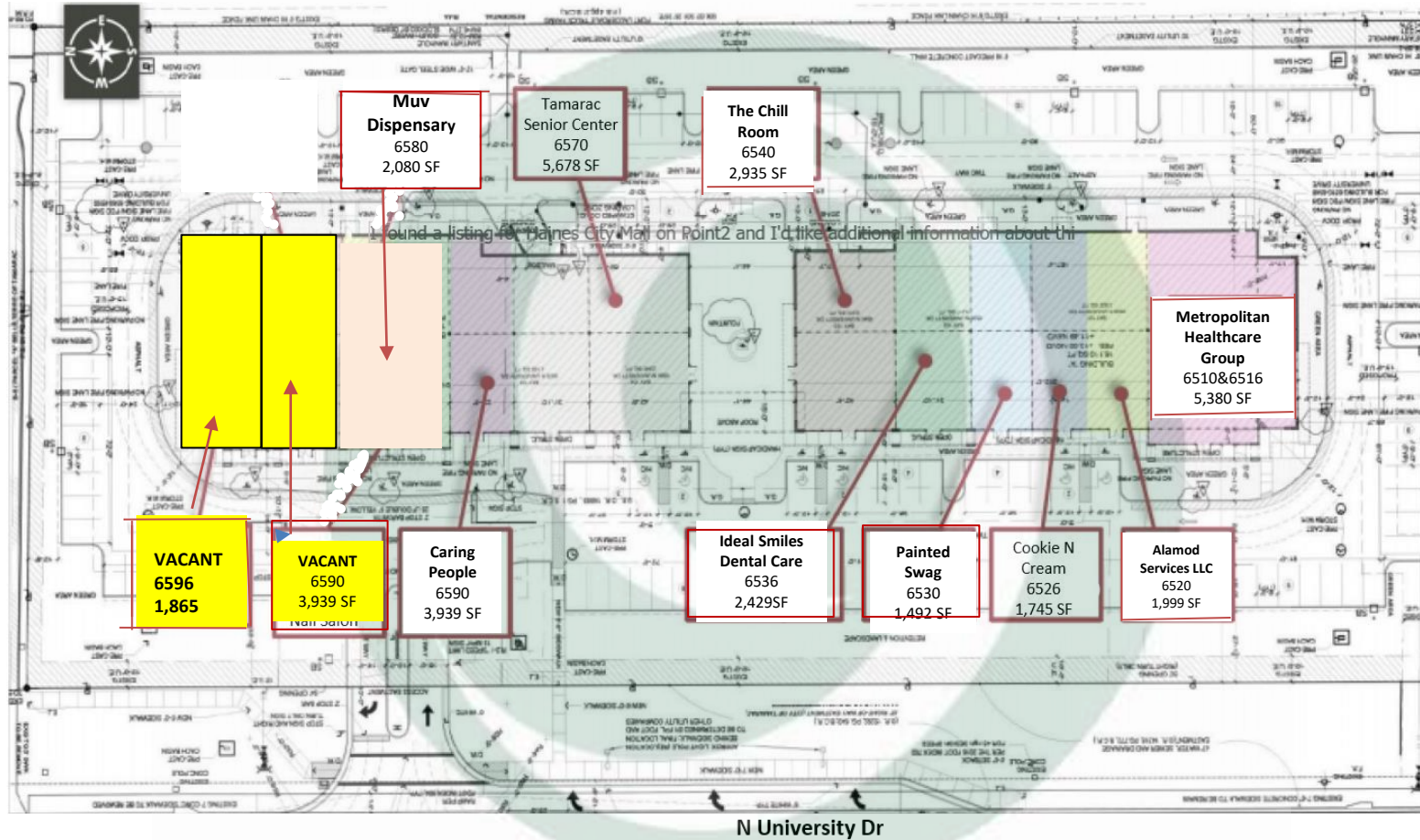
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# MURAL PLAZA



**AVAILABLE**

## DEMOGRAPHICS

### BUILDING GLA

➤ 32,533 SF

### TRAFFIC COUNT

➤ 55,500 Cars Per Day

### ZONING

➤ MU-N

### 2022

	1 mile	3 miles	5 miles
Population:	22,632	186,674	459,244
Average Income:	\$59,119	\$68,822	\$69,017
Average Age:	41.20	40.40	40.10



Commercial Real Estate and Construction Services

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