

# NAPLES TOWNE CENTRE SOUTH

3795 – 3895 Tamiami Trl E (US Hwy 41) | Naples, FL 34112



## PROPERTY HIGHLIGHTS:

- Shopping center located in growing East Naples market
- Ideal space available for restaurant, retail, or medical
- Former restaurant outparcel available with potential for drive-thru
- High visibility from Tamiami Trl (US Hwy 41) a major thoroughfare in Naples
- New multi-family development consisting of approximately 300 units planned within 1/2 mile of the center
- Explosive residential growth occurring in East Naples
- Collier County ranked in top 10 of nation's fastest-growing metro areas
- Strong demographics include a population of over 107,000 and the average household income more than \$96,000 within a 5-mile radius
- Shopping center total GLA: 108,768 SF (MOL)

KEY DEMOS	1 MILE	3 MILES	5 MILES
<b>POPULATION</b>			
2020 Estimated Population	11,470	51,145	107,194
2020 Estimated Households	5,181	24,398	49,328
<b>INCOME</b>			
2020 Estimated Avg HH Income	\$57,734	\$90,047	\$96,269
<b>AGE</b>			
Median Age	49	53	52
<b>DAYTIME DEMOS</b>			
Number of Businesses	667	4,640	7,518
Number of Employees	6,362	36,413	74,698
Total Daytime Population	11,147	60,507	121,334
<b>TRAFFIC COUNTS</b>			
Tamiami Trl (US Hwy 41) N/S	42,797 AADT		



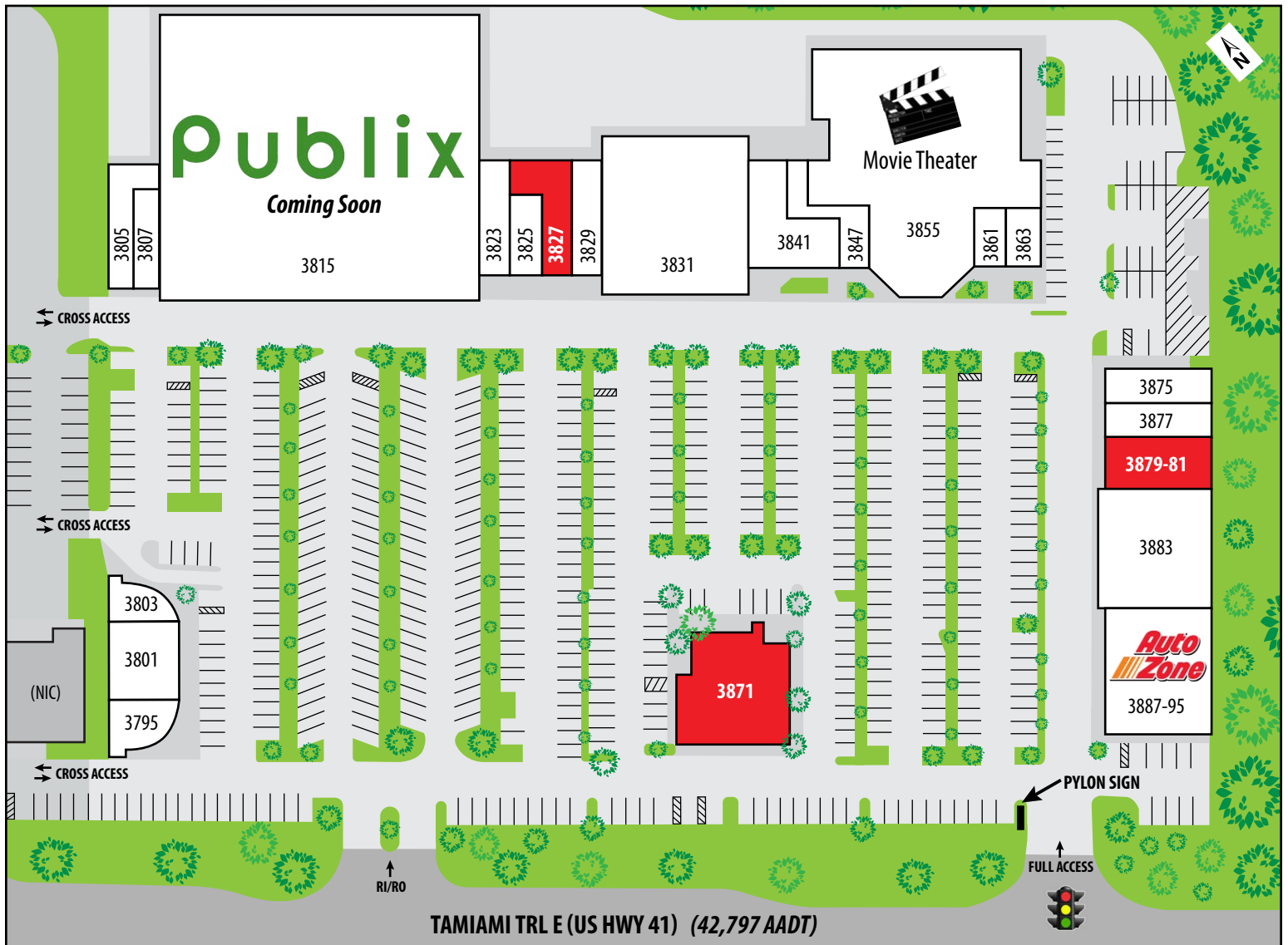
## FOR LEASING INFORMATION:

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UNIT	TENANT	SF
3795	RX Care Pharmacy	1,750
3801	Platinum Cleaners	2,000
3803	Check Cashing	1,250
3805	CosmoProf	2,400
3807	JC Hair Design	800
3815	Publix Super Market	38,300
3823	PakMail	1,521
3825	Long Nails	1,042

UNIT	TENANT	SF
3827	AVAILABLE	1,901
3829	Sammy's Pizza	1,488
3831	Aaron's	9,988
3841	Physical Therapy	2,900
3847	Caribbean Grill & Bakery	1,200
3855	Towne Centre 6	18,995
3861	Peruvian Restaurant	850
3863	The Cleaning Authority	827

UNIT	TENANT	SF
3871	AVAILABLE (former restaurant)	4,200
3875	Affordable Pet Care	1,400
3877	Dentistry Naples	1,400
3879-81	AVAILABLE (can be subdivided)	3,150
3883	Thee City's Diner	4,760
3887-95	AutoZone	6,806

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