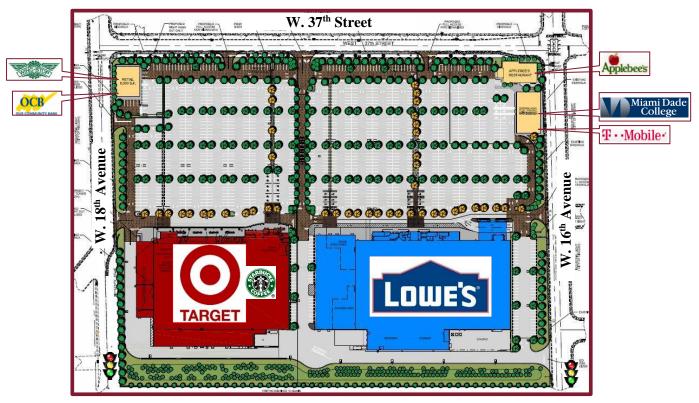
SPEEDWAY CENTER



W. 16th / 18th Avenue & W. 37th Street, Hialeah, FL



SPEEDWAY CENTER



POPULATION: 1 Mile: 31,012 3 Mile: 201,442 5 Mile: 397,566

AVERAGE HOUSEHOLD INCOME: 1 Mile: \$55,838 3 Mile: \$79,331 5 Mile: \$91,162

TRAFFIC COUNT: 39,100 ± ADT W. Okeechobee Road (US Route 27): 58,500 ± ADT

Palmetto Expressway (FL State Road 826): 226,000 ± ADT

JOIN:

- Lowe'sTarget
- Applebee's Wing Stop
- T-Mobile
- Our Community Bank
- Miami-Dade College Outreach Center

RETAIL BROKERS

Eastern Medical Group

PROPERTY HIGHLIGHTS:

- Located just east of the Palmetto Expressway (SR 826) and Okeechobee Road (SR 27) with easy access for both commuter and local traffic.
- Centrally located in the heart of an industrial and retail district and adjacent to dense residential neighborhoods.
- Nearby businesses include Planet Fitness, Best Buy, LA Fitness, Ross, Burlington, Guitar Center, Chuck E. Cheese, dd's Discounts, McDonald's, USPS, Smoothie Spot, Subway, Community Medical Group.

INVESTMENT MANA

INVESTMENT MANAGEMENT ASSOCIATES, INC. 2151 S. Le Jeune Road, Suite 202 Coral Gables, FL 33134

FOR LEASING INFORMATION

T: 305.661.0110 | <u>www.ima-re.com</u>

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