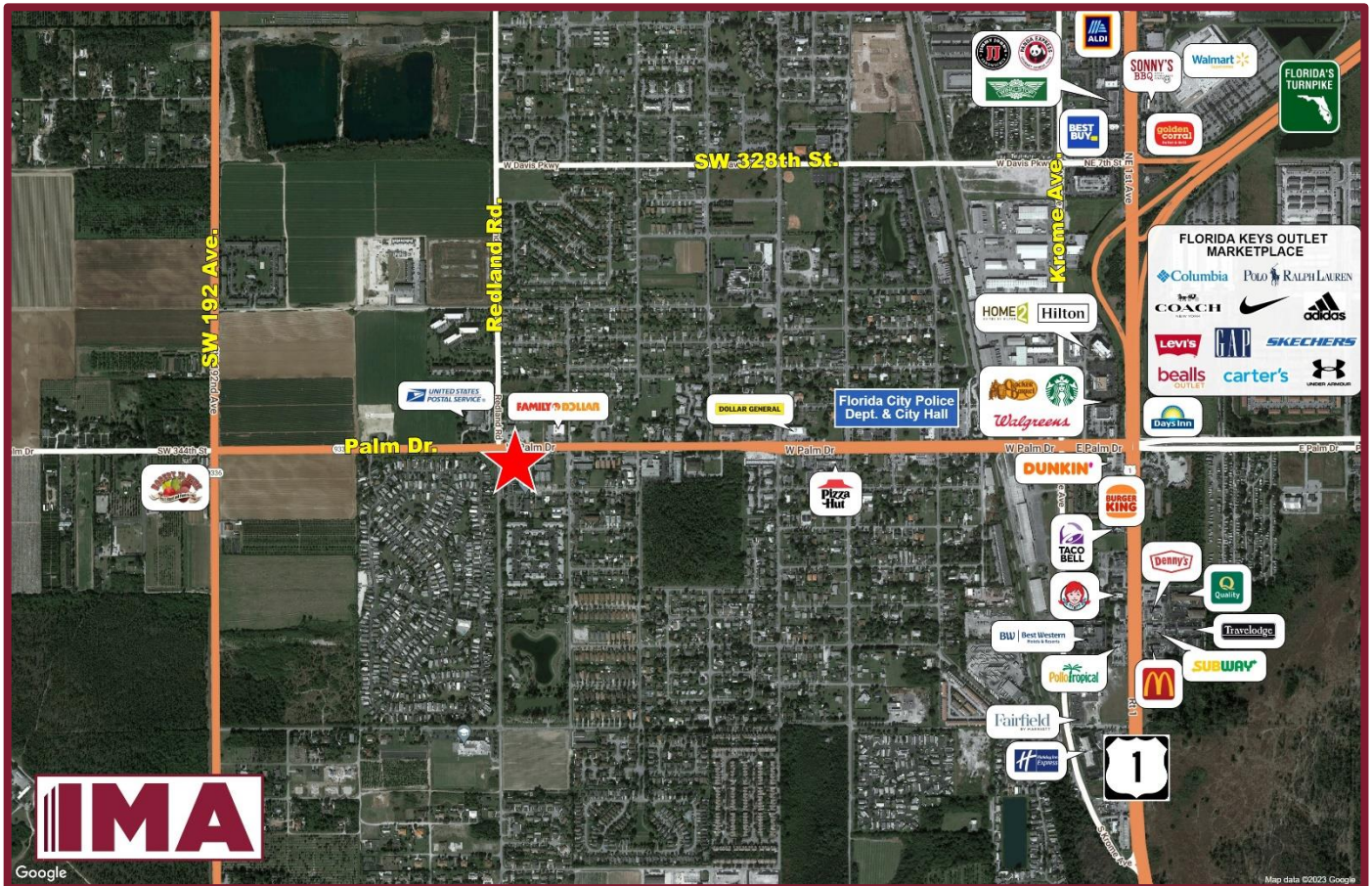


# FOR LEASE

## Prime Parcel Available

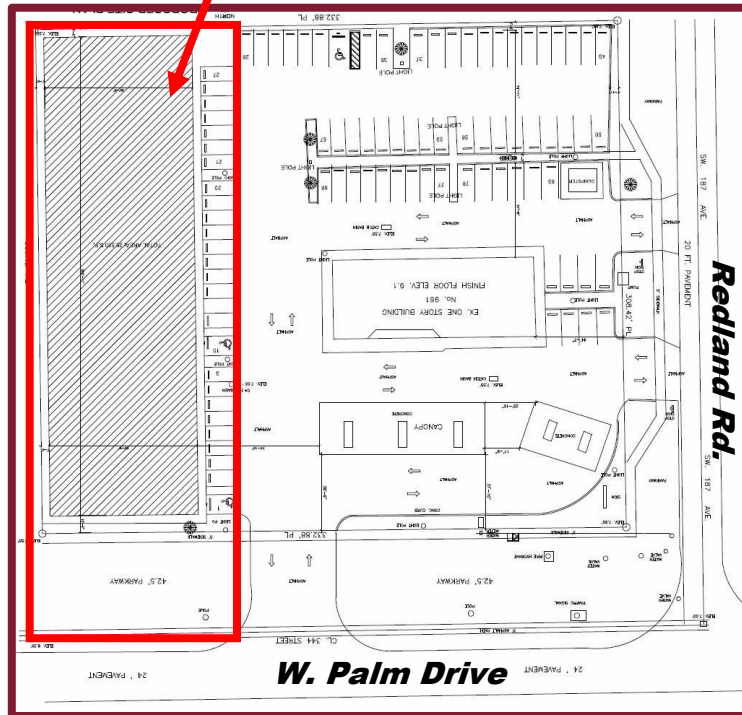
### Southeast Corner: West Palm Dr. & Redland Rd., Florida City, FL



- **Size:** TBD | Can Accommodate 25,000 SF± Retail Building with 35+ Parking Spaces
- **Zoning:** C-1 Commercial
- Located just 1 Mile from Florida Turnpike and US-1 (Gateway to the Florida Keys).
- Adjacent to Valero & Miami Community Charter School, with over 1,000 students, and across from US Post Office, Family Dollar & Circle K.
- Within blocks of Florida City's City Hall & Police Department, and local and tourist favorite, Robert is Here.
- Surrounded by established residential neighborhoods.
- Florida Keys Outlet Center in immediate vicinity with retailers including: Adidas, Coach, Sunglass Hut, Nike, Puma, Under Armour, GAP, Famous Footwear, Bealls, Guess, Levi's, etc.
- **Population:** 1 Mile: 14,276    3 Mile: 73,631    5 Mile: 124,928
- **Average Household Income:** 1 Mile: \$55,098    3 Mile: \$61,173    5 Mile: \$76,552
- **Traffic Count:** 32,100± ADT

# PRIME PARCEL AVAILABLE

## SE Corner of West Palm Drive & Redland Road Florida City, FL 33034



**SAMPLE SITE PLAN**

### FOR LEASING INFORMATION

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2151 S. Le Jeune Road, Suite 202  
Coral Gables, FL 33134

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