

# Atlantic Crossings

750-938 North University Drive, Coral Springs, FL 33071

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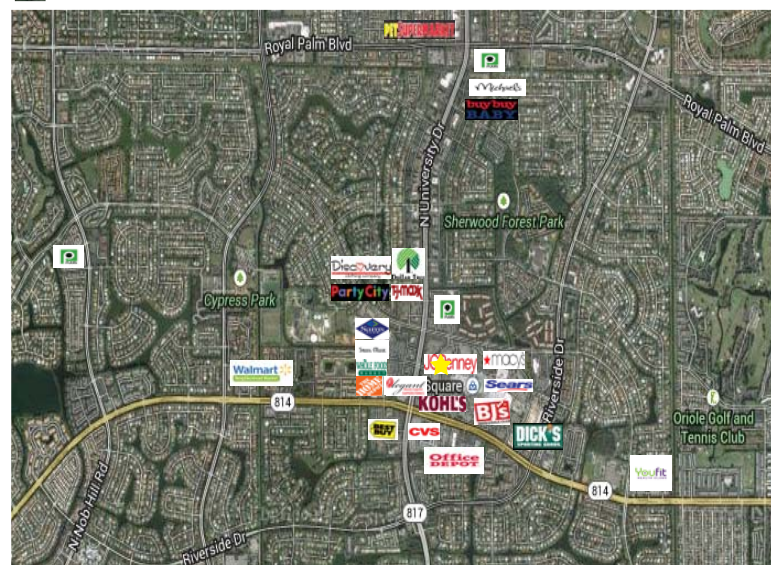
## Unique Attributes

- Second generation 1,187 sf salon space available adjacent to Whole Foods.
- Join Whole Foods, Stein Mart, Home Depot and Sam's Club.
- Regional site with excellent visibility, access and signage, located at the NWC of Atlantic Blvd. and University Drive, across the street from Coral Square Mall.
- Demographics within a 3-mile radius prove a growing population with a strong and stable household income.

## Area Map



Size of Center	173,680 SF
Daily Traffic Count	86,000 VPD at the intersection of University and Atlantic
Parking	1,364 Spaces



## 2019 Demographics

	1 MILE	3 MILES	5 MILES
2019 Estimated Total Population	15,777	183,025	376,077
Est. Annual Population Growth	0.8%	1.0%	1.0%
Average Household Income	\$89,109	\$72,454	\$74,121
2019 Estimated Households	5,422	67,830	140,002
Average Age	37.6	39.9	39.5

