

# Atlantic Crossings

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

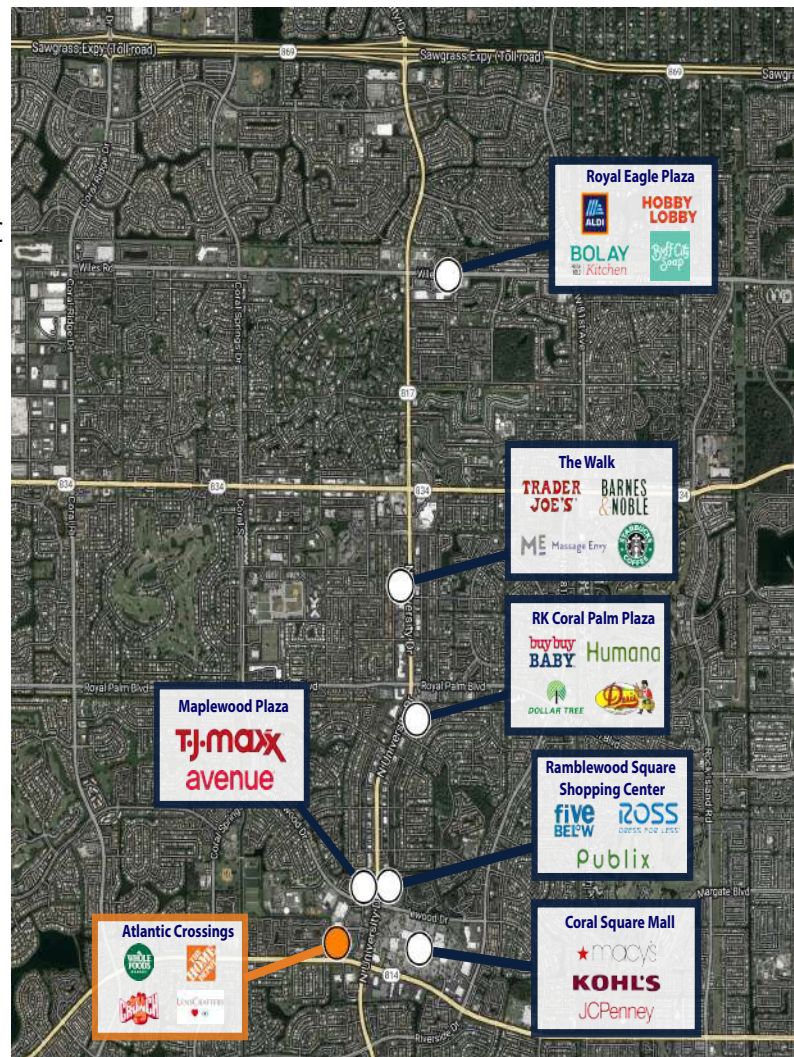
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## Unique Attributes

- Located at the intersection of University Drive (49,000 VPD) and Atlantic Blvd (35,000 VPD).
- Anchored by Whole Foods, Home Depot & Sam's Club.
- Surrounded by densely populated area with strong household incomes (\$102,958 in 1 mile radius).
- Regional site with great access and signage, located at the NWC of Atlantic Blvd. and University Drive, across the street from Coral Square Mall.
- Whole Foods Box Coming Available Q1, 2025.

## Area Map



Size of Center	173,680 SF
Daily Traffic	86,000 VPD
Parking	1,364 Spaces

## 2021 Demographics

	1 MILE	3 MILES	5 MILES
2021 Estimated Total Population	15,881	180,268	371,618
Est. Annual Population Growth	0.6%	0.5%	0.5%
Average Household Income	\$101,457	\$76,892	\$78,743
2021 Estimated Households	5,058	68,653	141,318
Average Age	38.1	40.6	40.2

