

Atlantic Crossings

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

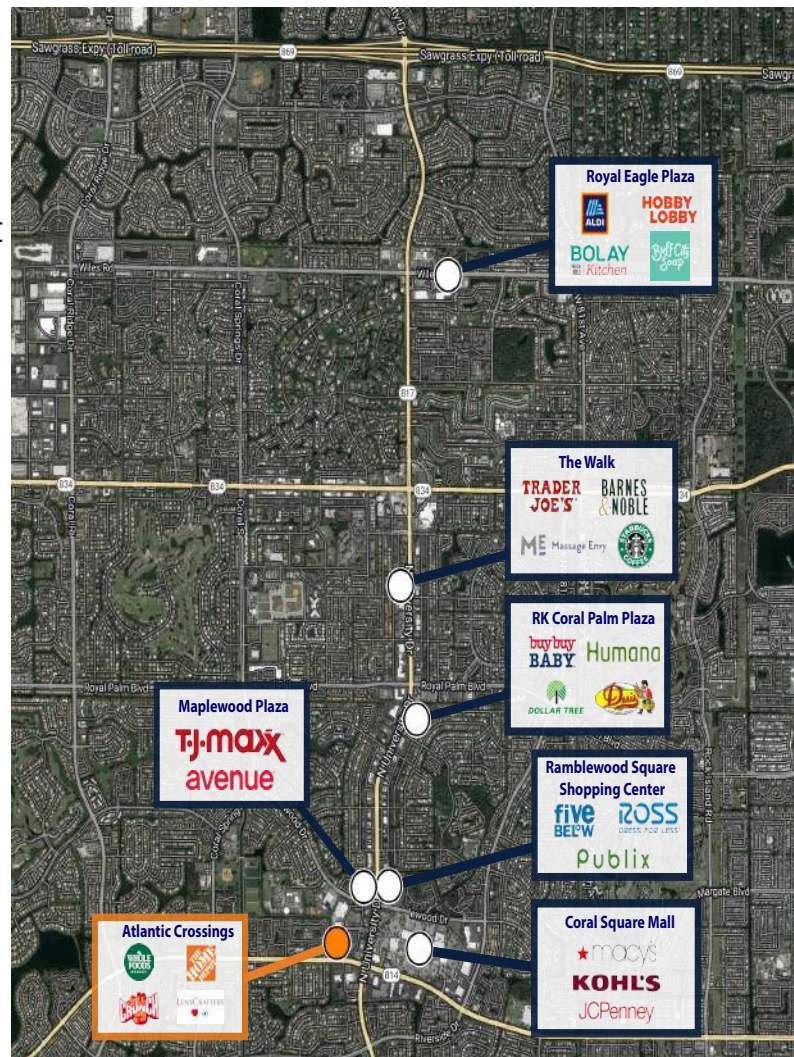
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Unique Attributes

- 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 (\$101,502 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

2022 Demographics

	1 MILE	3 MILES	5 MILES
2022 Estimated Total Population	17,140	185,838	374,053
Est. Annual Population Growth	0.7%	0.8%	0.9%
Average Household Income	\$101,502	\$77,782	\$82,971
2022 Estimated Households	6,003	70,134	140,907
Average Age	37.0	39.5	39.1

