



# Ponce Towne Center

Ponce, PR

Ponce (PR)



**Matt Hockeborn**

Leasing Representative

(704) 362-6102

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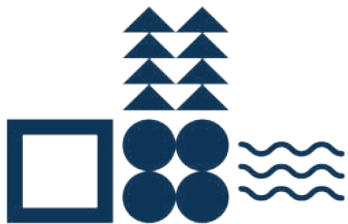




As of 02/13/24

State Road PR No. 2

AERIAL



GROSS LEASABLE AREA (GLA)	191,680 SF
PARKING SPACES	1,605
PARKING RATIO	8.37 per 1,000 SF

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DENSITY AERIAL

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■ Available ■ Non-Controlled



	TENANT	SQ FT
1	PetSmart	13,279
2	Farmacias Savia	8,600
4	Domino's Pizza	2,000
5	Golden Corral	13,559
7	Available	0
9	Almacenes Plaza	4,500
10	Rainbow Shops	12,700
12	Available	6,000
13	Humberto Vidal	2,500
14	The Music Store	4,000
15	Supermercados Maximo	35,651
16	Island Finance	3,000
17	Subway	1,500
18	Claro	2,000
19	Sally Beauty Supply	2,000
20	CosmoProf	2,000
21	Available	1,500
22	2000 Cinema Corp.	60,000
23	IHOP	6,038
24	Fu Hou Buffet	3,000
26	Burger King	2,556
27	Krispy Kreme	2,500
28	KFC	2,797

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

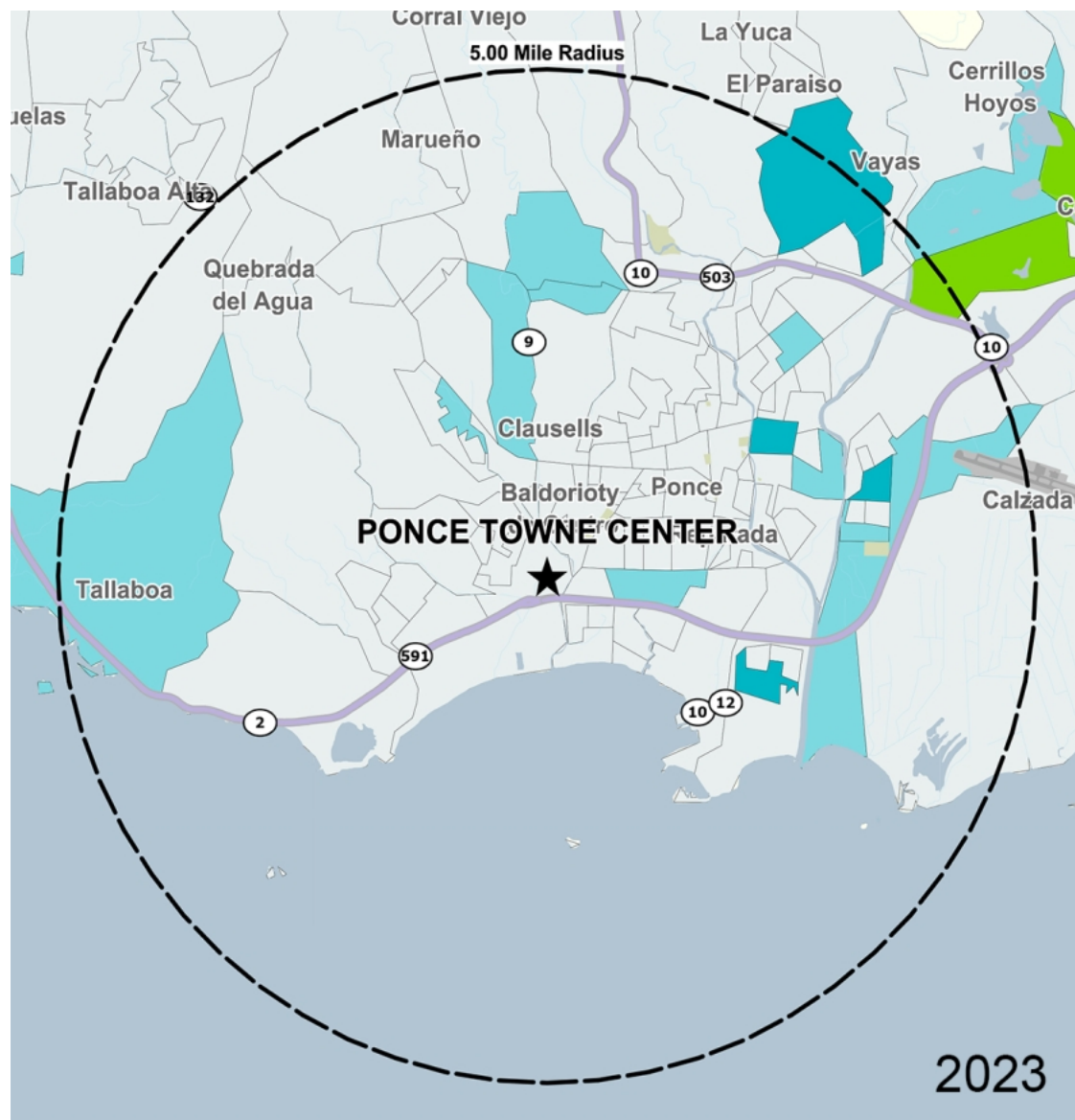
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COMPETITION MAP



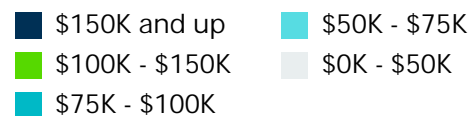
by Block Group

## Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	15,978	71,779	109,762
Households	6,614	30,477	45,063
Average HH Income	\$31,204	\$31,410	\$33,264
Median HH Income	\$20,440	\$19,169	\$19,969
Per Capita Income	\$12,934	\$13,501	\$13,913

## Average Household Income

Popstats, 4Q 2023, Trade Area Systems



# Ponce Towne Center

PR2 & PR10 (Ave. Baramaya), Ponce, PR



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