



# Rexville Town Center

Bayamon, PR

San Juan-Bayamón-Caguas (PR)



**Matt Hockeborn**

Leasing Representative

(704) 362-6102

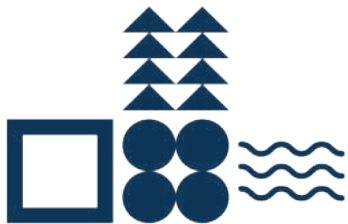
mhockeborn@kimcorealty.com







AERIAL



GROSS LEASABLE AREA (GLA)	185,689 SF
PARKING SPACES	887

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[www.kimcorealty.com/113690](http://www.kimcorealty.com/113690)



Google Earth

DENSITY AERIAL

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■ Available ■ Non-Controlled



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TENANT	SQ FT	TENANT	SQ FT	TENANT	SQ FT
2 Planet Fitness	18,100	18 Available	1,200	33 Available	2,200
4 Farmacias Savia	8,277	19 Available	1,140	34 Humberto Vidal	2,500
5 Little Caesars	2,000	20 Happy Burgers	1,140	35 Available	4,500
6 Available	1,902	21 GNC	1,000	36 Bakers Shoes	2,000
7 Chuck E Cheese	13,600	22 Available	1,499	37 Novus Shoes	2,500
8 PetSmart	12,187	23 Yogen Fruz	1,200	38 Available	2,000
9 Liberty Cablevision	3,000	24 Available	1,500	39 Claro	2,000
10 CosmoProf	3,000	25 Peter's Hair and Nail Salon	1,200	40 Available	2,300
11 Oriental Bank	3,500	26 Supercuts	1,260	41 Exentrix	1,690
12 First Bank	3,268	27 Sally Beauty Supply	2,041	42 T-Mobile	2,000
13 Tijuana's Bar & Grill	3,800	28 Simpress Cleaners	1,045	43 Marianne & Marianne Plus	4,000
14 El Meson de PR	2,500	29 Pueblo	35,588	44 B'outique	2,000
15 Royal China Rexville Restaurant	1,500	30 Rainbow Shops	6,000	45 Pearle Vision	1,800
16 Popeyes Chicken & Biscuits	2,500	31 Available	3,000	46 The Children's Place	4,500
17 Chili's	6,752	32 AL.Plaza/Kamea Meha	5,000		

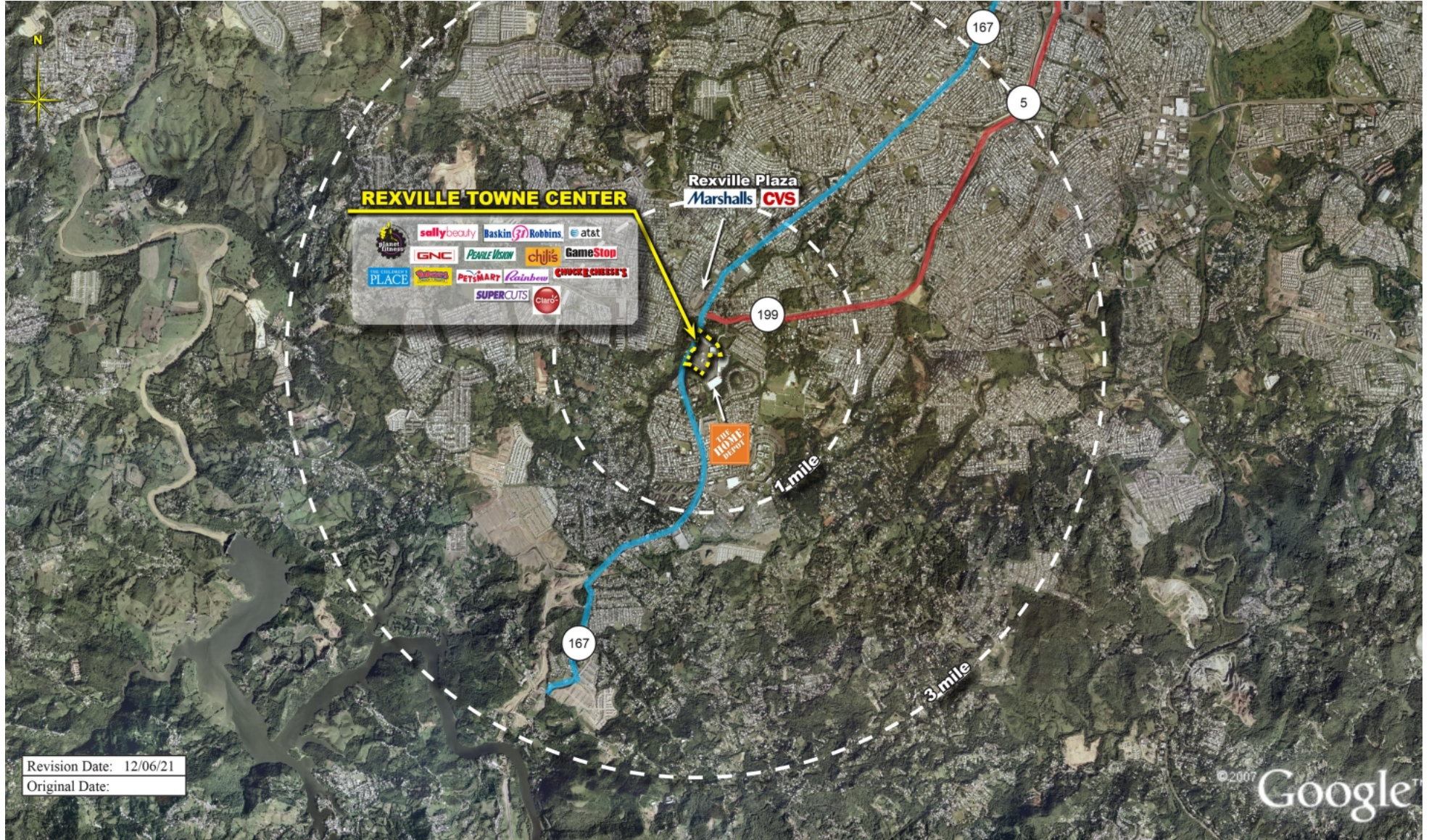
Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, 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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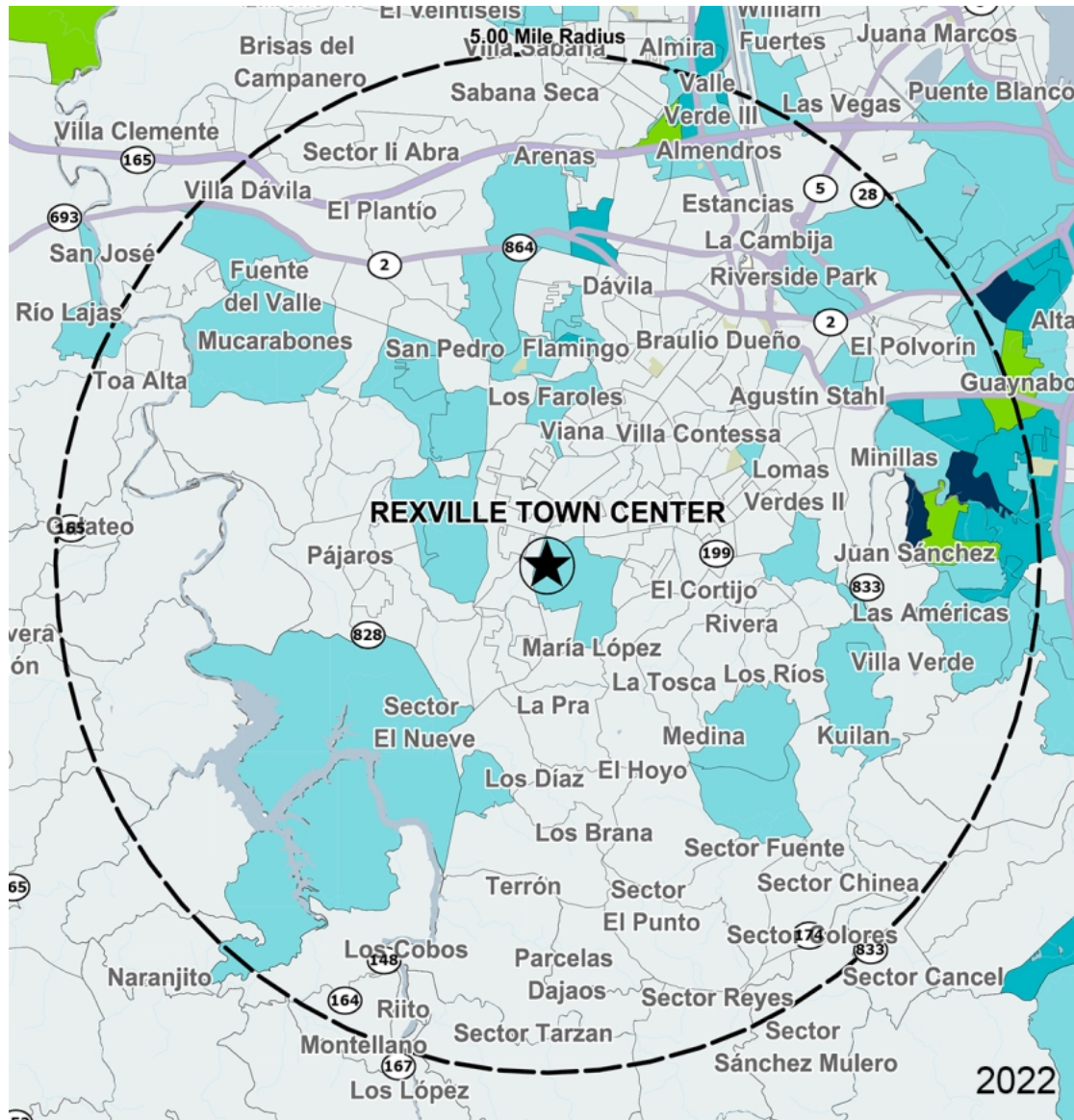
Revision Date: 12/06/21  
Original Date:

COMPETITION MAP

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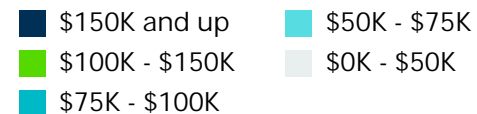
by Block Group

## Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	23,870	161,748	306,678
Households	8,557	58,149	110,950
Average HH Income	\$39,617	\$39,455	\$44,112
Median HH Income	\$30,581	\$28,840	\$30,175
Per Capita Income	\$14,319	\$14,314	\$16,086

## Average Household Income

Popstats, 4Q 2022, Trade Area Systems



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SR PR 167 & PR 199, Bayamon, PR



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