



Tamiami Trail Shops

Miami, FL

Miami-Fort Lauderdale-Pompano Beach (FL)



Katie Wycoff

Leasing Representative

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Tamiami Trail Shops

Miami, FL

www.kimcorealty.com/120600



AERIAL



GROSS LEASABLE AREA (GLA)

110,952 SF

PARKING SPACES

471

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DENSITY AERIAL

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■ Available ■ Non-Controlled



Tamiami Trail (SW 8th St.)

ADT'22 50,128

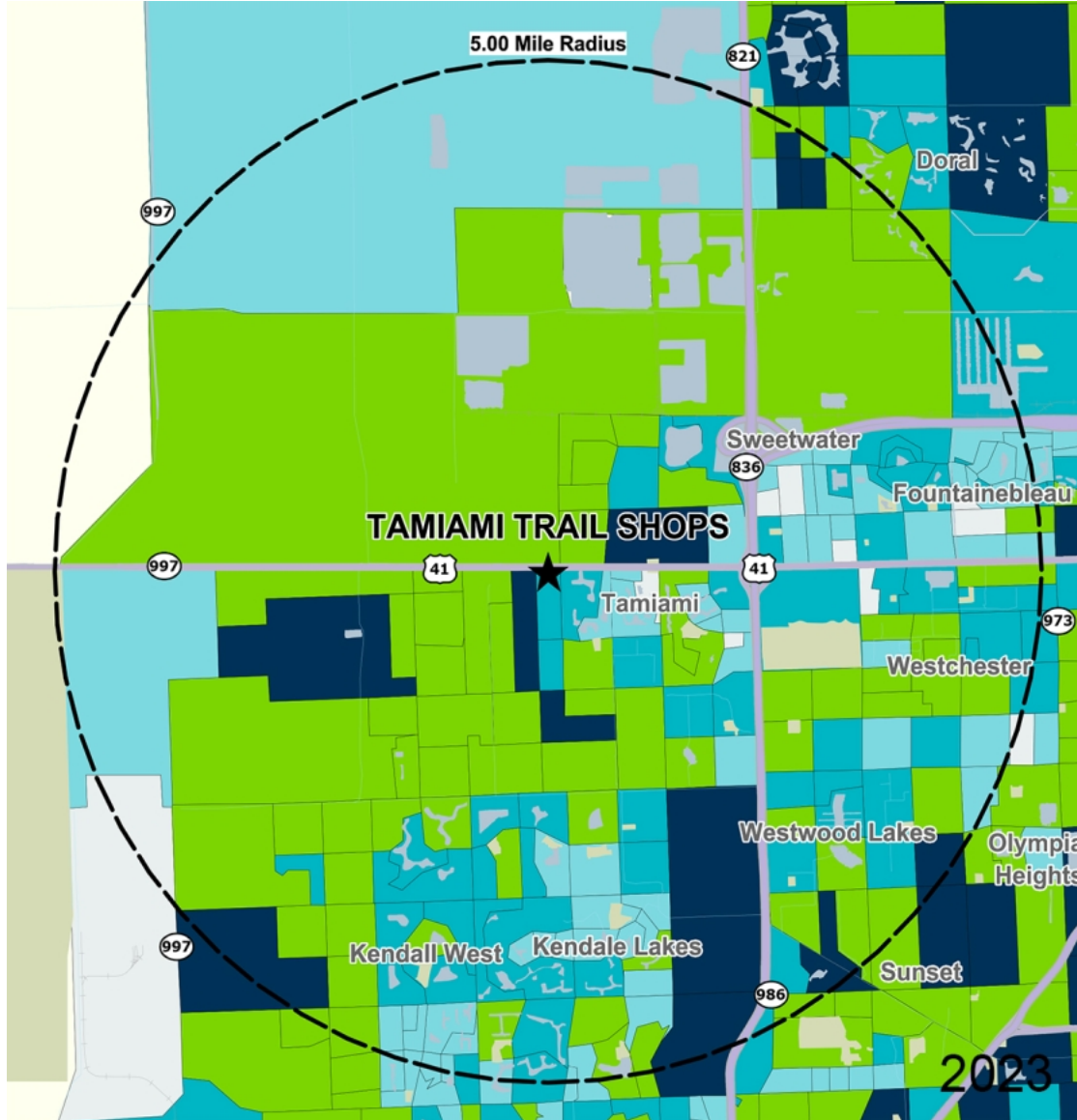
| TENANT | SQ FT |
|--------------------------------|--------|
| 1 Subway | 1,000 |
| 2 Golden Trust Insurance [...] | 1,500 |
| 3 Pizza Hut | 1,500 |
| 4 Kids Rainbow Learning Center | 3,518 |
| 5 Publix | 42,112 |
| 6 Ray's Jewelry | 2,000 |
| 7 Leased | 2,000 |
| 8 CVS | 10,356 |
| 9 General Nutrition Center | 1,600 |
| 10 Ceviche Grill | 1,568 |
| 11 Nuluxe Salon | 1,146 |
| 12 Tamiami Liquors | 1,200 |
| 13 The UPS Store | 1,066 |
| 14 Smoothie Spot | 1,601 |
| 15 Quest Diagnostics | 1,900 |
| 16 Available | 900 |
| 18 El Toro Loco | 2,700 |
| 19 The Cellular Touch | 2,501 |
| 20 The Bottom Barbershop | 1,010 |
| 21 A. Helena Jimenez, DDS | 900 |
| 22 Simple Mobile | 900 |
| 23 Available | 900 |
| 24 Mia Salon Suites | 4,151 |
| 25 Cano Health | 11,234 |
| 26 Yi Wong Chinese | 1,396 |
| 27 Fresa y Chocolate Salon | 913 |
| 28 Aldo Surgical | 1,800 |
| 29 Miami Home Center | 7,580 |

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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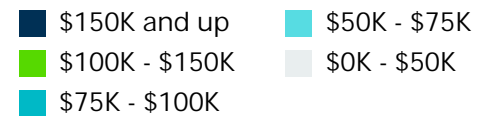
by Block Group

Demographics

| 2023 ESTIMATES | 1-MILE | 3-MILES | 5-MILES |
|-------------------|-----------|----------|----------|
| Population | 19,086 | 126,622 | 325,715 |
| Daytime Pop | 10,171 | 149,250 | 312,028 |
| Households | 5,904 | 38,489 | 104,518 |
| Average HH Income | \$105,221 | \$99,993 | \$94,148 |
| Median HH Income | \$81,187 | \$77,852 | \$73,219 |
| Per Capita Income | \$32,682 | \$30,569 | \$30,349 |

Average Household Income

Popstats, 4Q 2023, Trade Area Systems



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Tamiami Trail & SW 137th Ave., Miami, FL



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