

# Venice Village

North Port-Bradenton-Sarasota, FL

27.0507, -82.3943

4105 South Tamiami Trail | Venice, FL 34293



Center Size: 177,835 SF



Demographics	1 Mile	3 Mile	5 Mile
👤	7,186	49,679	91,893
🏠	3,613	24,338	45,982
💰	\$103,311	\$105,966	\$110,200

Highly trafficked Publix-anchored center drawing an estimated 2.8M annual visits, ranking it in the top 5% of most-visited neighborhood centers in the market (Placer.ai 2024)

Centrally located in south Venice's primary retail corridor on Tamiami Trail, near Target and Walmart, with 34K+ vehicles daily (Kalibrate 2021)

Located in a high-growth market with a 5-year population growth rate 98% higher than the national average within a 3-mile radius

# Venice Village

North Port-Bradenton-Sarasota, FL

27.0507, -82.3943

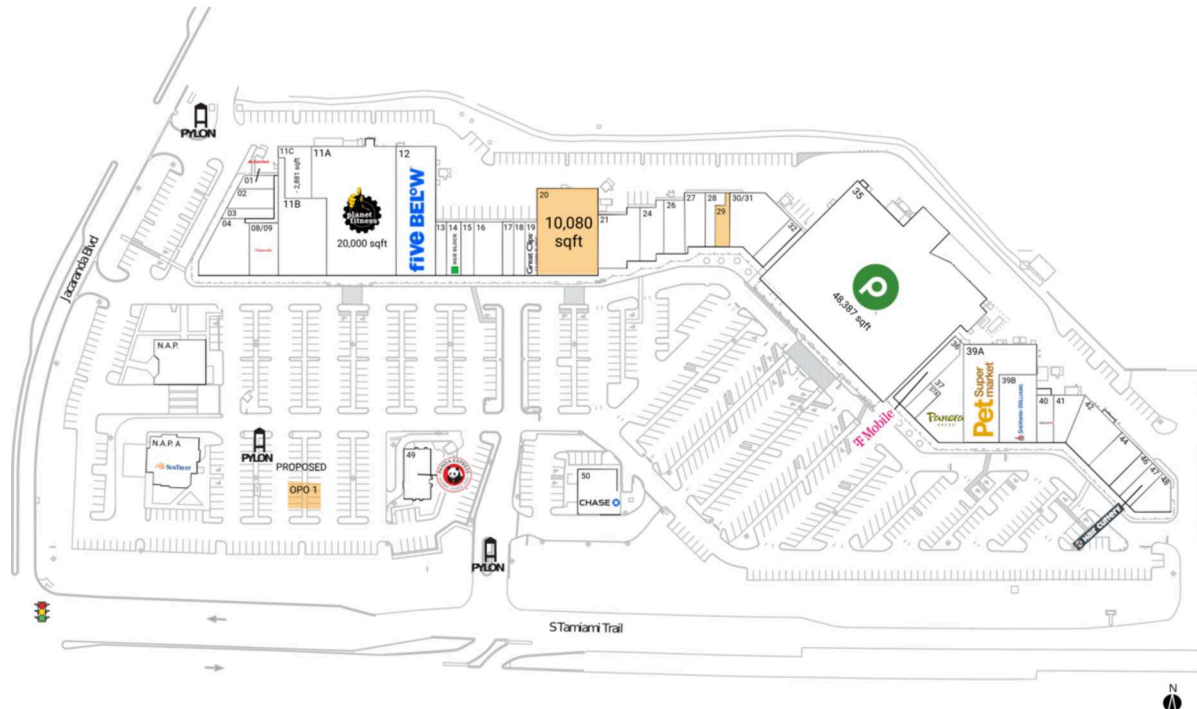
4105 South Tamiami Trail | Venice, FL 34293

## Available Space

OPO 1	0 SF
20	10,080 SF
29	1,200 SF

## Current Retailers

N.A.P.	Liberty Savings Bank	0 SF	27	OneBlood	2,035 SF
			28	Tampa Mattress	1,200 SF
N.A.P. A	SunTrust Bank	0 SF		Makers of South	
01	State Farm	863 SF	30/31	Bright Cross	5,214 SF
02	Purify Urban	1,533 SF		Animal Clinic	
	Sweat Lodge		32	Snowbirds Grille	1,480 SF
03	The UPS Store	984 SF	35	Publix	48,387 SF
04	Skillet's	4,744 SF	36	T-Mobile	2,331 SF
08/09	Visionworks	2,800 SF	37	Panera Bread	5,100 SF
11A	Planet Fitness	20,000 SF	37A	Gulf Coast	1,000 SF
11B	Elite Healthcare	6,845 SF		Sunglasses	
11C	-	2,881 SF	39A	Pet Supermarket	9,000 SF
12	Five Below	8,900 SF	39B	Sherwin-Williams	4,500 SF
13	Just Fans	1,454 SF	40	uBREAKiFIX	1,480 SF
14	H&R Block	1,450 SF	41	Hotworx	2,177 SF
15	Optical Outlets	1,522 SF	42	Rib City Grill	3,600 SF
16	Bodybar Pilates	2,583 SF	44	Italianos	2,600 SF
17	Northland	1,100 SF	46	More Space Place	1,300 SF
	Hearing Center		47	Hair Cuttery	1,300 SF
18	Venetian Cleaners	1,110 SF	48	Voltaire Cycles	1,884 SF
19	Great Clips	1,210 SF	49	Panda Express	2,448 SF
21	The Sand Trap	4,090 SF	50	Chase	972 SF
24	Star Nails and Spa	2,910 SF			
26	Venice Village Dental	2,036 SF			



1755