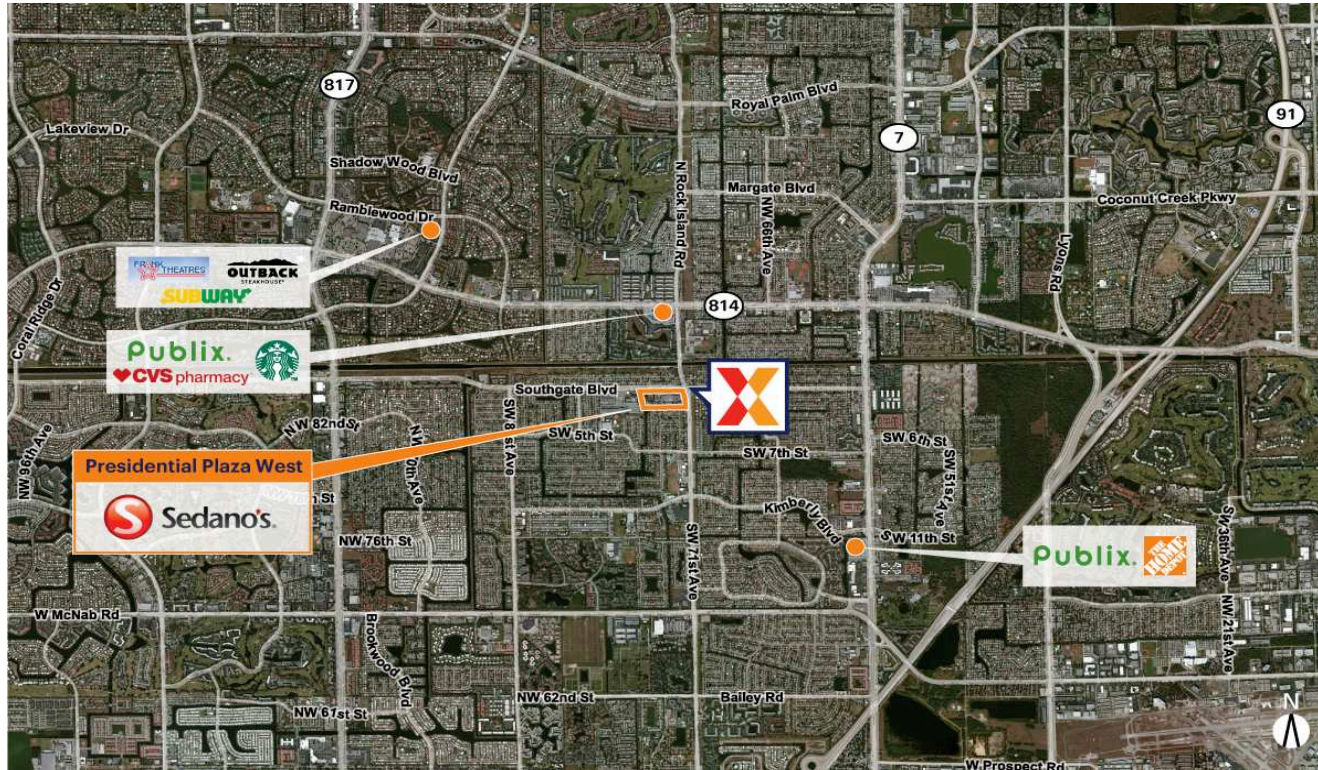


Presidential Plaza West

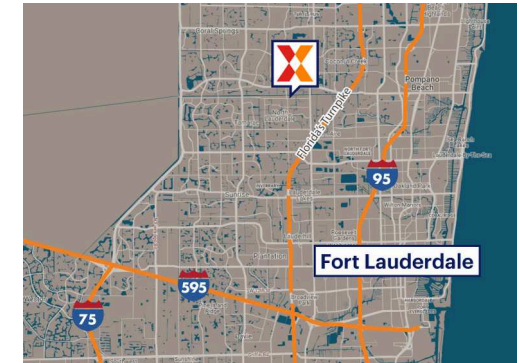
Miami-Fort Lauderdale-Pompano Beach, FL

26.228, -80.2221

7302 Southgate Boulevard | No. Lauderdale, FL 33068



Center Size: 88,441 SF



Demographics	1 Mile	3 Mile	5 Mile
	24,882	185,334	459,764
	8,371	70,352	177,082
	\$61,646	\$73,542	\$75,196

Positioned in a densely populated area of Broward County with 185,000+ residents within a 3-mile radius

High visibility on Rock Island Rd from 33,000+ vehicles daily and Southgate Blvd with 26,000+ vehicles

Sedano's-anchored center, easily accessible from two points of ingress/egress

Presidential Plaza West

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26.228, -80.2221

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Available Space

08/09	1,625 SF
13	1,000 SF

Current Retailers

N.A.P.	Gas	0 SF
01	O'Reilly Auto Parts	8,291 SF
06	La Paloma Financial Services and Uhaul	1,583 SF
07	Academy Insurance	1,355 SF
10	Touch of Class	1,500 SF
11	Domino's Pizza	1,250 SF
12	Family Dollar	10,000 SF
14	Sedano's	34,300 SF
15	Kleen Kutz	1,100 SF
16	Ultimate Wellness and Rehab Center	1,340 SF
17	Green Light Financial Services	960 SF
18/19	Pete's Coin Laundry	1,800 SF
20	Metro by T-Mobile	1,300 SF
21	Dryclean USA	1,600 SF
23	Polish Deli Krakus	2,662 SF
24	Multi-Services	1,410 SF
25	Organizacion Cristiana Amor Viviente	4,590 SF
26	Christian Church of Reference	1,300 SF
27	Star Nails	1,335 SF
28	Bistro Creole Restaurant	1,350 SF
29&30	So.Rock Beverage	2,760 SF
31	Fantastic Cuts Barbershop	990 SF
32	DJ's Laundromart	3,040 SF

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