

FOR LEASE - Retail Space

Berkshire Plaza

7385 Radio Road, Unit 101. Naples, FL 34104



OFFERING SUMMARY

Available SF: 812 SF

Lease Rate: \$27.00 PSF NNN Plus CAM

Year Built: 2001

PROPERTY OVERVIEW

The retail space available is a former ice cream store which was previously built out for a hair salon. Unit 101 has triple sink with 4 additional sinks, QRS counter, and small outdoor patio. High concentration of residential creating a very high demand for more commercial growth in this area. This out-parcel property is surrounded by many nearby high profile tenants such as Publix, Aldi, Starbucks, Verizon, Five Guys, Moes and Walgreens.

PROPERTY HIGHLIGHTS

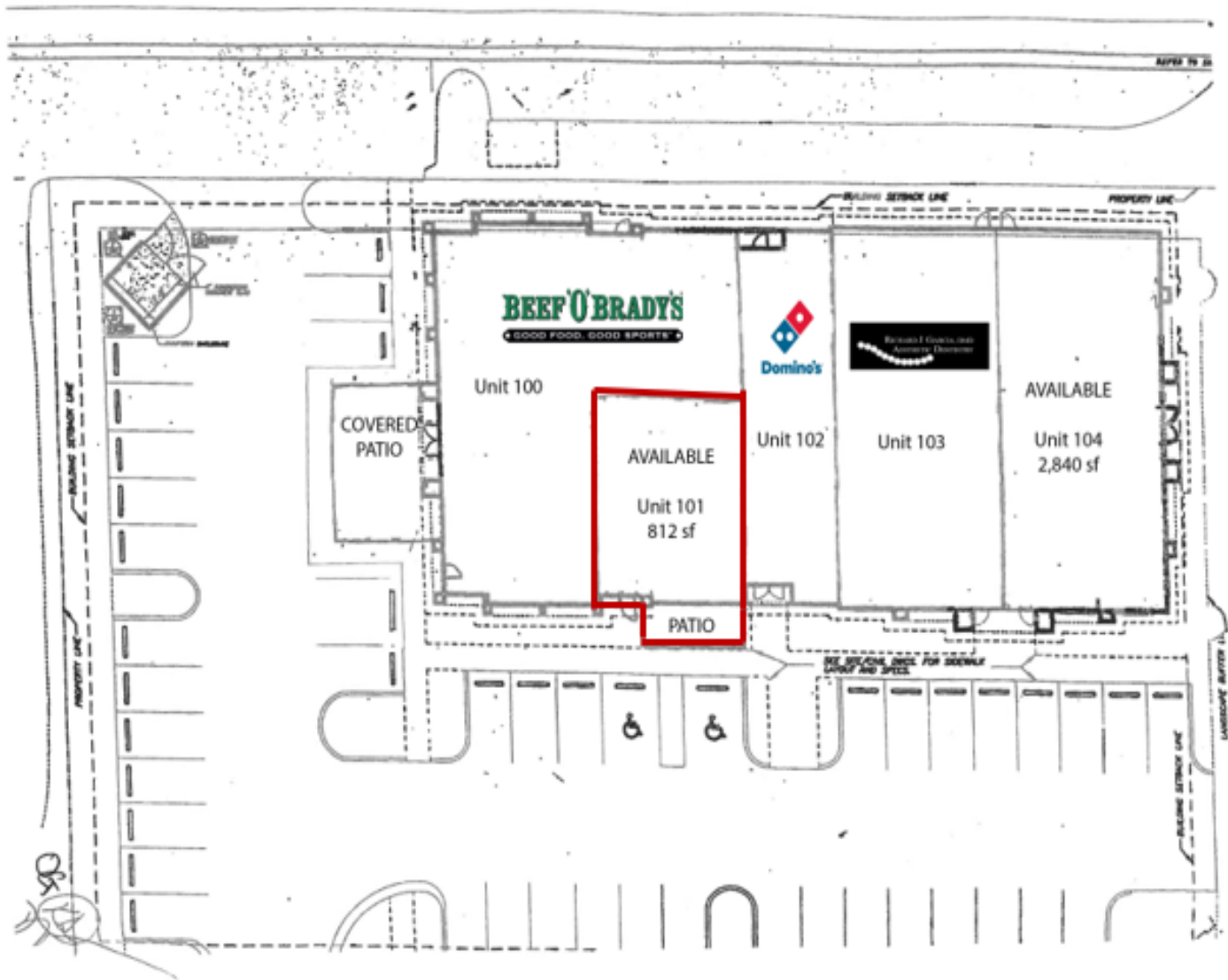
- Out parcel to Publix
- Located at a signalized intersection
- Excellent visibility and signage
- Medical, Office or Retail use
- Located within Berkshire Plaza
- Close proximity to many restaurants and retailers
- Less than one mile from I-75

Todd Sabin
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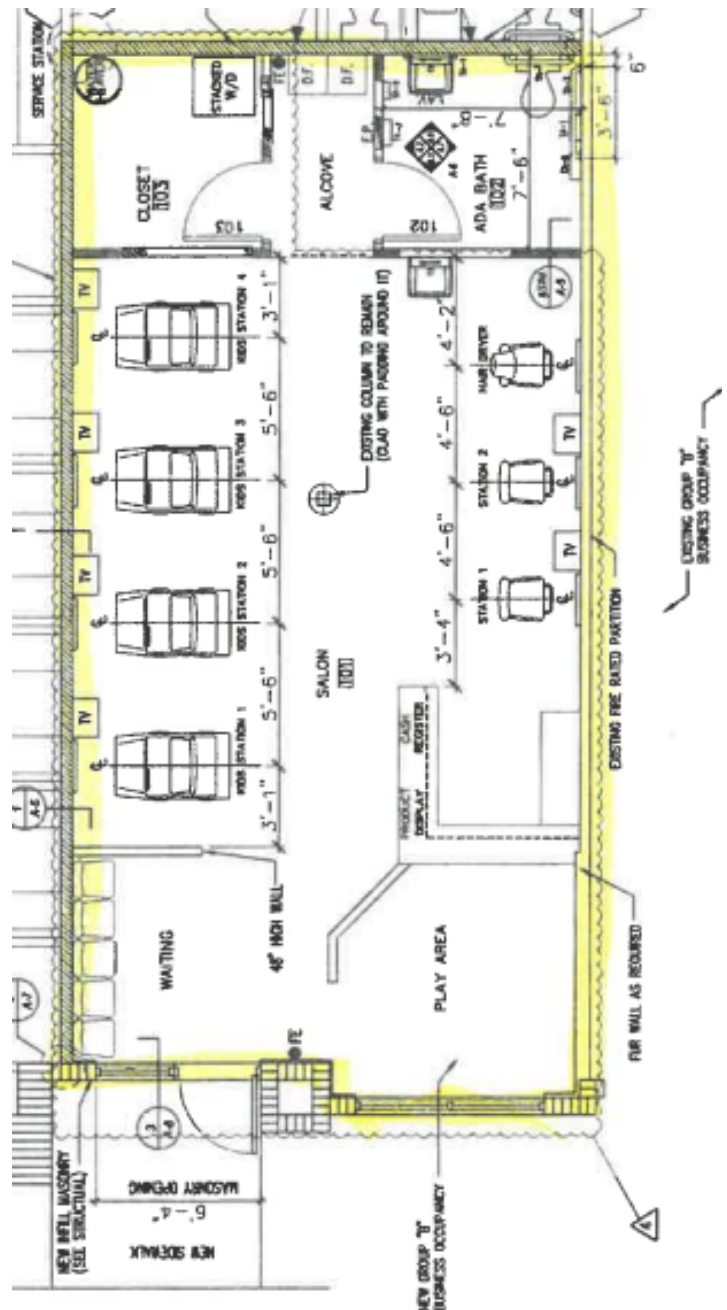
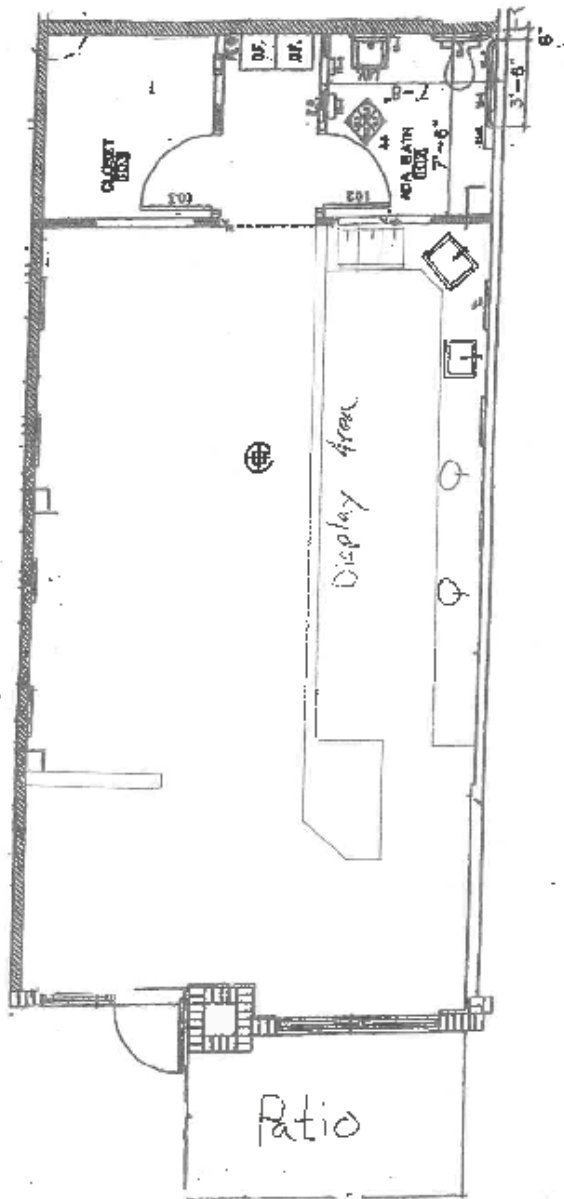


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Current Floor Plan

Prior Floor Plan - Hair Salon

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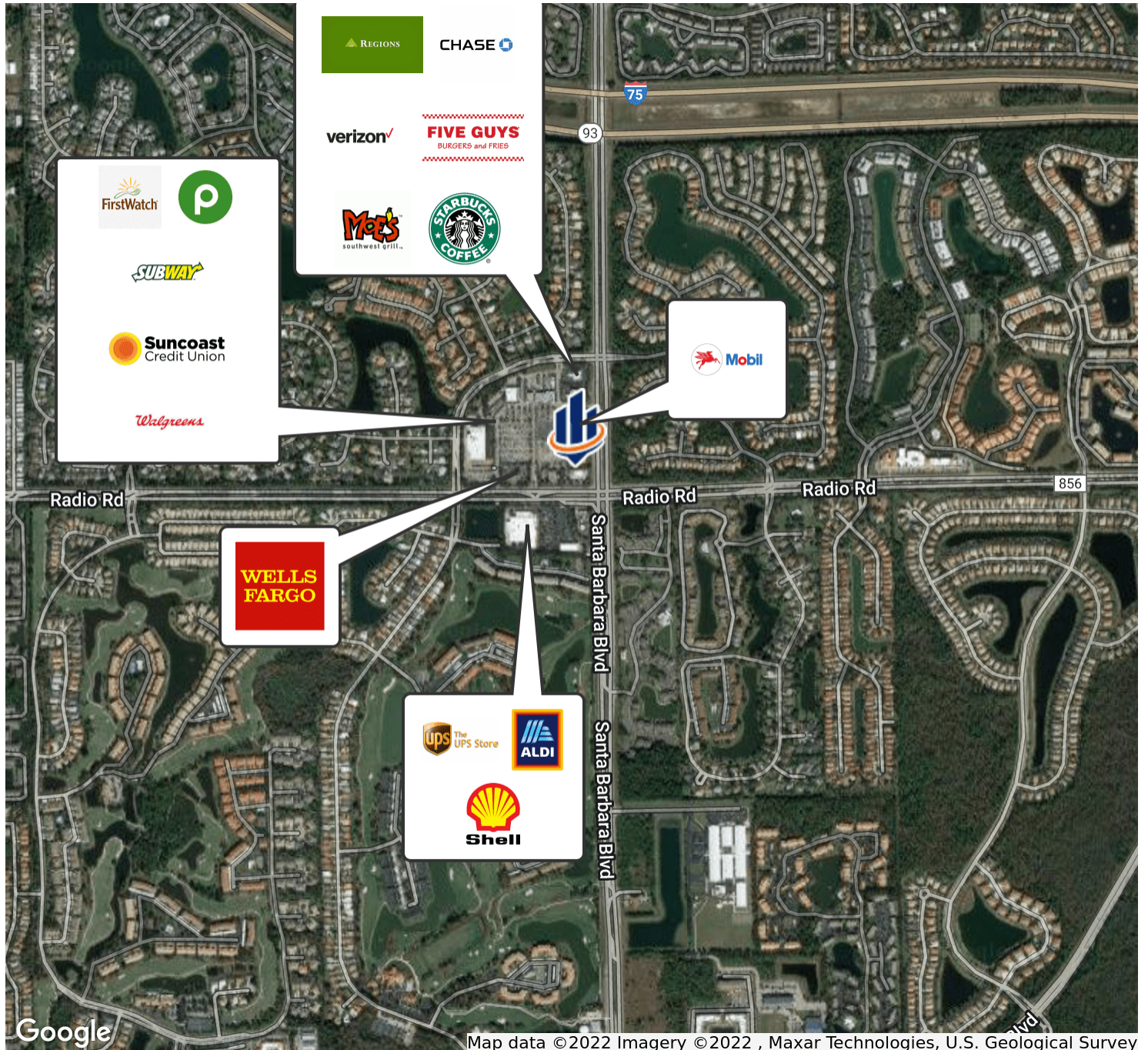


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FOR LEASE - Retail | Medical Space

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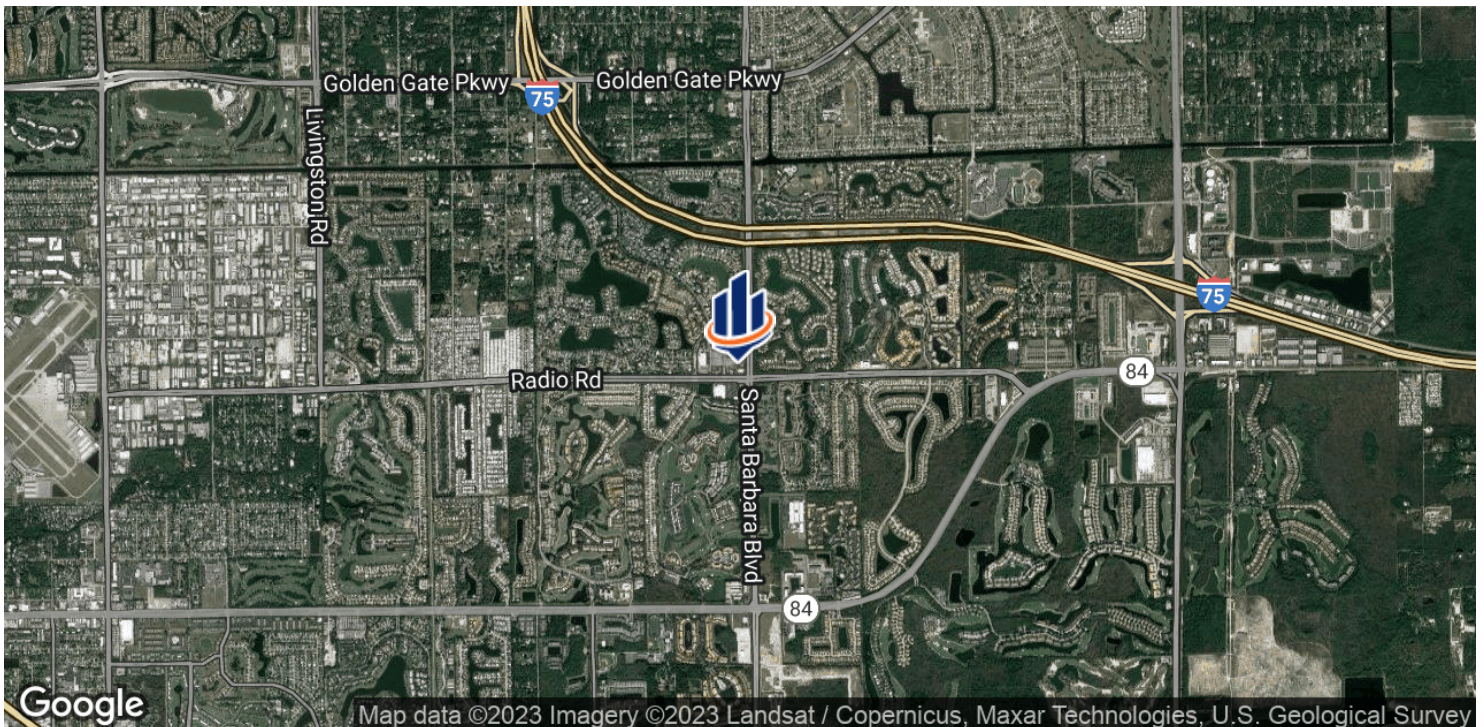
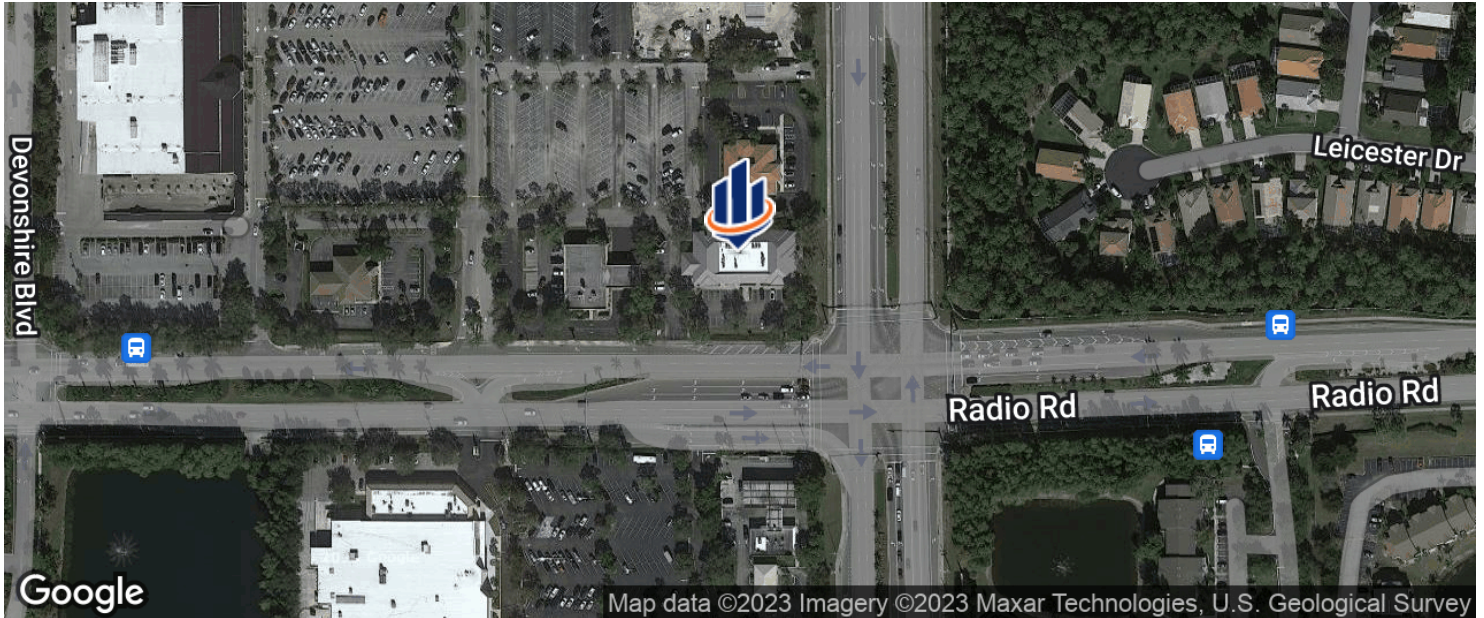


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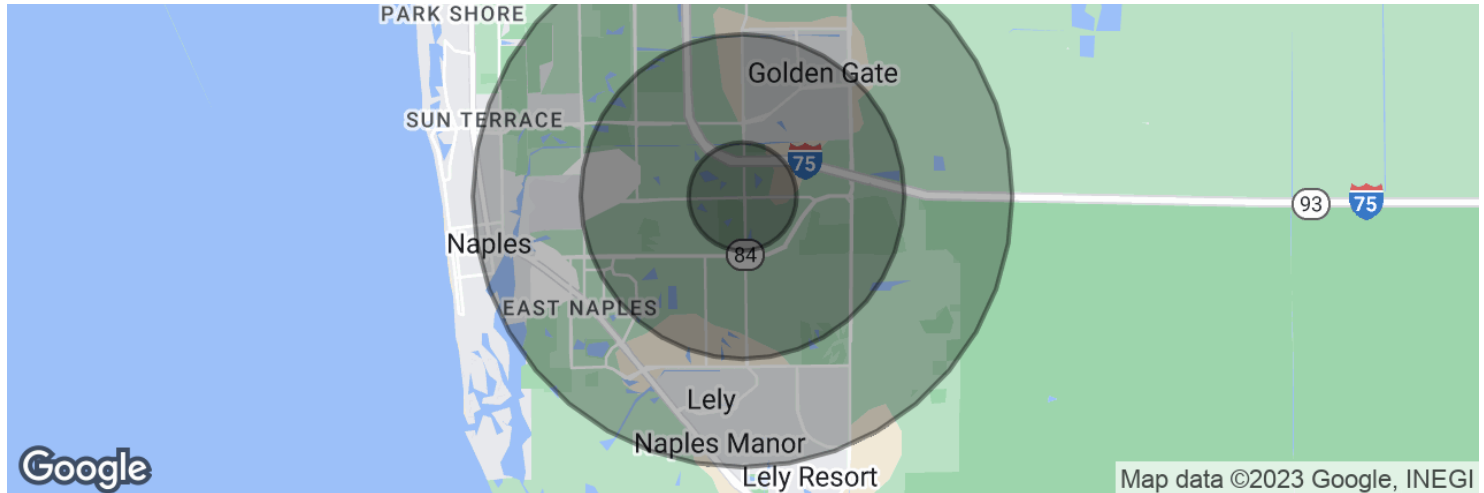


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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	8,561	60,772	121,023
Median age	42.3	42.8	42.8
Median age (Male)	42.0	41.7	41.3
Median age (Female)	44.4	44.7	44.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,450	22,570	44,757
# of persons per HH	2.5	2.7	2.7
Average HH income	\$60,228	\$65,047	\$71,991
Average house value	\$306,885	\$264,962	\$280,400

* Demographic data derived from 2020 ACS - US Census

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