

JACARANDA PLAZA

BENDERSON
DEVELOPMENT

VENICE, FLORIDA

RETAIL :: OFFICE :: INDUSTRIAL :: HOTEL :: RESIDENTIAL



:: PROPERTY LOCATION

1627 US 41 Bypass South
Venice, FL 34293

:: PROPERTY INFORMATION

TYPE: Retail Strip Center
GLA: 198,000 SF

:: TRAFFIC COUNTS

US 41 (Venice) Bypass: 38,000 AADT
S. Tamiami Trail (US 41): 47,500 AADT



:: COORDINATES Latitude: 27.075283 Longitude: -82.424627

:: DEMOGRAPHICS

	5 MILES	7 MILES	10 MILES
POPULATION	79,250	99,927	121,433
HOUSEHOLDS	40,172	50,183	61,045
AVG. HH INCOME	\$ 75,566	\$ 80,123	\$ 80,507
5 YEAR GROWTH	19.9 %	21.2 %	21.2 %



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PROPERTY HIGHLIGHTS

Jacaranda Plaza covers nearly 200,000 square feet of valuable retail space along busy retail corridor US 41 Bypass S. in Venice. The center is the premier shopping destination in the market and features a vibrant mix of top national retailers and restaurants, including Marshalls, Aldi, Petco, First Watch and among the first Bealls Outlet/Home Centric concepts.

KEY TENANTS

Marshalls



Burlington

PETCO



WELLS FARGO

ADVISORS