

FOR LEASE

Anchor Space at Sarasota Square Mall

8201 S Tamiami Trail | Sarasota, FL



Overview

TOTAL GLA	213,550 SF
FORMER ANCHOR	196,750 SF
FORMER AUTO CENTER	16,800 SF
LEASE RATE	Contact Broker



Contact

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Description

- Former 196,750 SF anchor space with 16,800 SF former auto center for lease with ability to subdivide
- Sarasota Square Mall is a 850,000 square foot mall anchored by JCPenney, Macy's, Costco and AMC 12 Theaters
- Located just off US Hwy 41 and 3 miles west of I-75

Nearby Retailers



JCPenney



Demographics

	3 MILES	5 MILES	10 MILES
Total Population	44,242	94,431	255,500
2024 Growth	1.22%	1.24%	1.30%
Avg. HH Income	\$97,089	\$98,113	\$92,399
Daytime Population	48,558	94,280	285,540

Traffic Counts

US 41	34,500 VPD
Beneva Rd.	24,500 VPD
Sarasota Square Blvd	8,500 VPD

Year: 2019 | Source: FDOT

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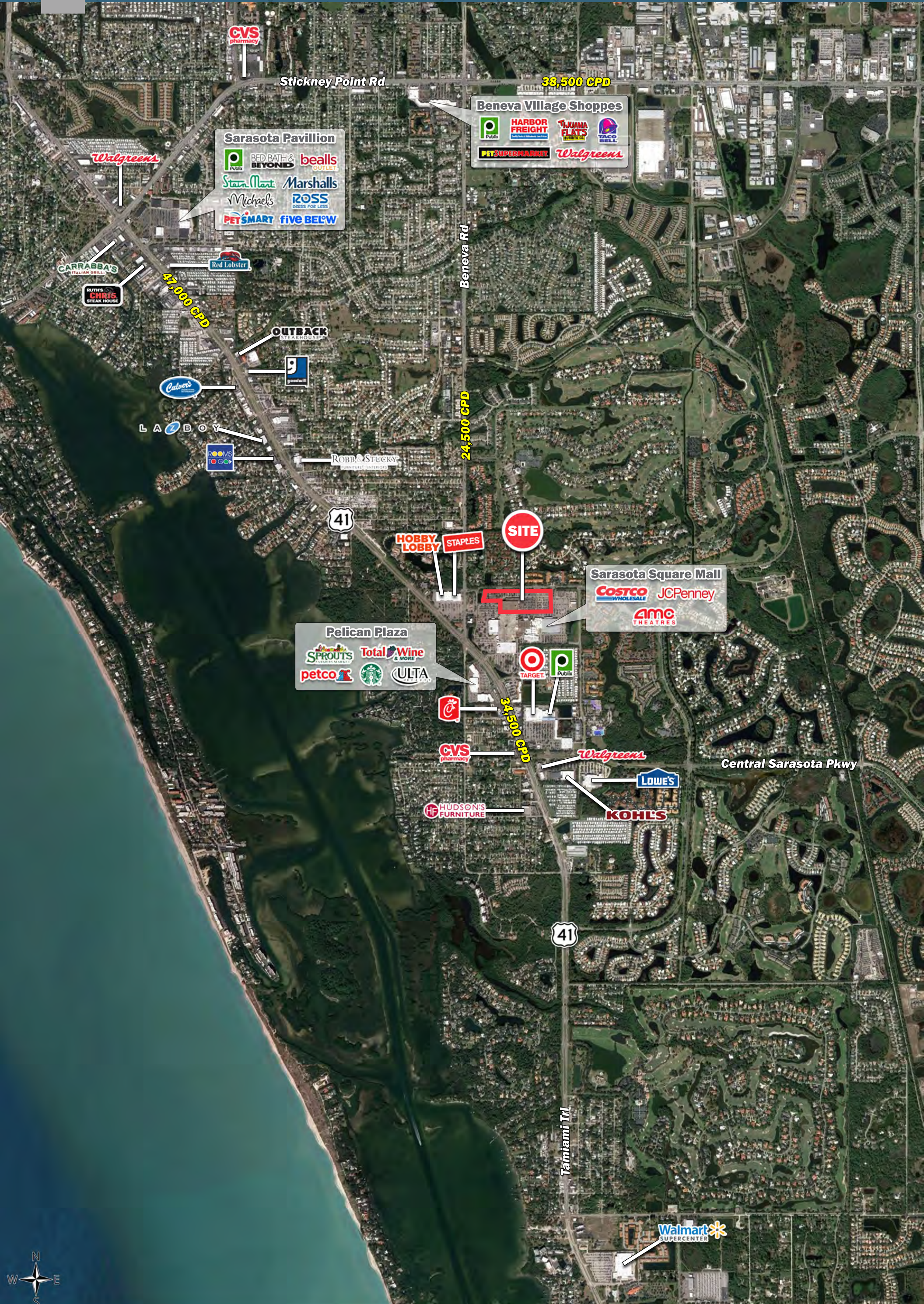
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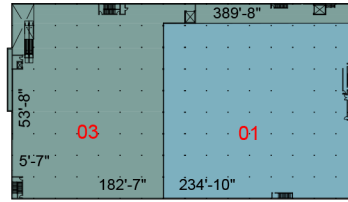




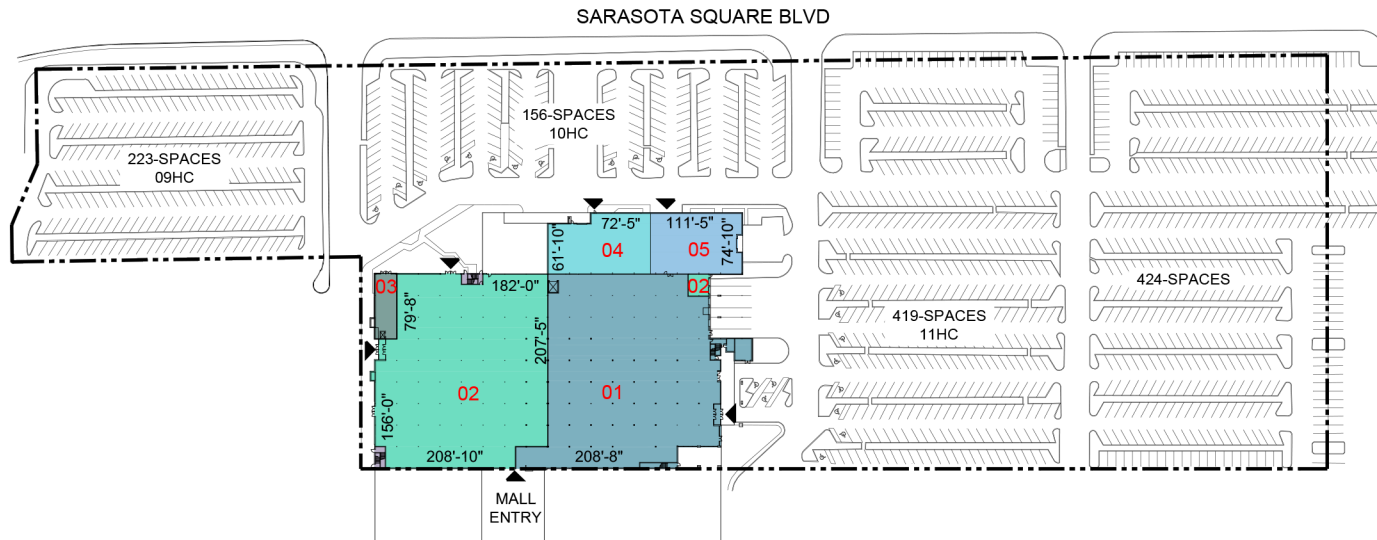


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UPPER LEVEL



GROUND LEVEL

for illustrative purposes - plan has flexibility on demise lines



SARASOTA, FL - 213,550 SF

01 AVAILABLE	99,500 SF	04 AVAILABLE	8,600 SF
02 AVAILABLE	46,050 SF	05 AVAILABLE	8,200 SF
03 AVAILABLE			

Executive Summary

8201 S Tamiami Trail | Sarasota, FL



	3 miles	5 miles	10 miles
Population			
2019 Population	44,242	94,431	255,500
2000 Population	36,410	79,296	221,807
2010 Population	39,860	85,283	231,546
2024 Population	47,010	100,414	272,599
2000-2010 Annual Rate	0.91%	0.73%	0.43%
2010-2019 Population: Annual Growth Rate	1.13%	1.11%	1.07%
2019-2024 Population: Annual Growth Rate	1.22%	1.24%	1.30%
2019 Median Age	61.9	58.7	55.9
Households			
2000 Households	17,928	38,042	101,616
2010 Households	20,541	42,070	108,308
2019 Total Households	22,602	46,134	118,505
2024 Total Households	23,993	48,931	126,161
2000-2010 Annual Rate	1.37%	1.01%	0.64%
2010-2019 Households: Annual Growth Rate	1.04%	1.00%	0.98%
2019-2024 Households: Annual Growth Rate	1.20%	1.18%	1.26%
2019 Average Household Size	1.94	2.03	2.12
Housing Units			
2019 Total Housing Units	30,317	60,333	152,007
2019 Owner Occupied Housing Units	16,160	33,719	84,873
2019 Renter Occupied Housing Units	6,441	12,415	33,632
2019 Vacant Housing Units	7,715	14,199	33,502
Race and Ethnicity			
2019 White Alone	93.5%	92.6%	87.5%
2019 Black Alone	1.1%	1.3%	5.2%
2019 American Indian/Alaska Native Alone	0.2%	0.2%	0.3%
2019 Asian Alone	2.1%	2.2%	2.0%
2019 Pacific Islander Alone	0.0%	0.0%	0.0%
2019 Hispanic Origin (Any Race)	6.8%	7.8%	11.3%
Income			
2019 Median Household Income	\$61,621	\$63,579	\$59,955
2019 Average Household Income	\$97,089	\$98,113	\$92,399
Per Capita Income	\$49,767	\$48,007	\$42,895
2019 Population 25+ by Educational Attainment			
Total	38,004	78,608	205,990
High School Graduate	20.3%	21.1%	23.4%
GED/Alternative Credential	1.9%	2.6%	3.1%
Some College, No Degree	21.0%	19.6%	19.2%
Associate Degree	7.6%	8.3%	8.3%
Bachelor's Degree	24.6%	25.0%	23.0%
Graduate/Professional Degree	20.0%	18.8%	16.3%
Data for all businesses in area			
Total Businesses:	2,828	5,511	16,665
Total Employees:	21,550	41,956	142,803
Total Residential Population:	44,242	94,431	255,500
Employee/Residential Population Ratio:	0.49:1	0.44:1	0.56:1
2019 Total Daytime Population	48,558	94,280	285,540
Workers	21,229	39,551	138,022
Residents	27,329	54,729	147,518

Source: Esri, Esri and Infogroup, U.S. Census

SERITAGE

GROWTH PROPERTIES

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