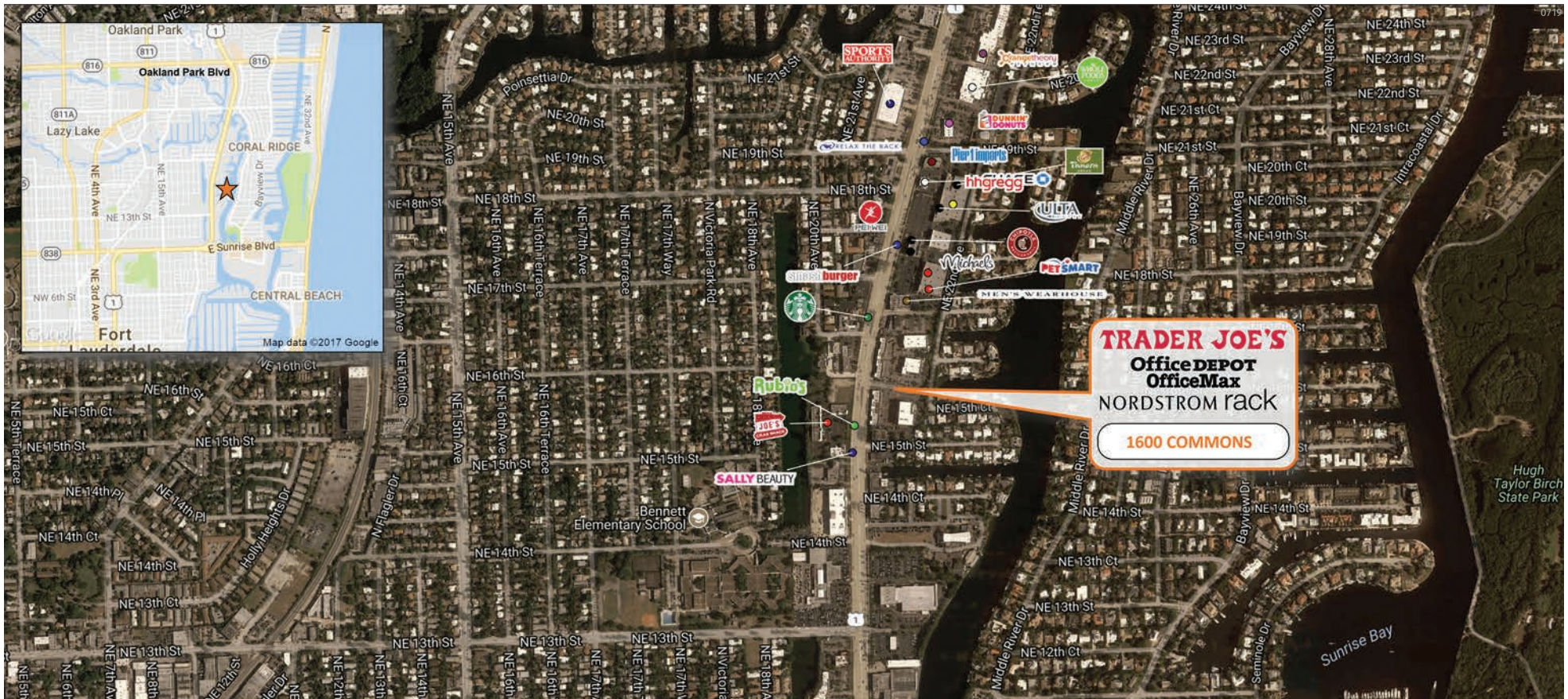




# 1600 COMMONS

1540 N Federal Highway, Fort Lauderdale, FL 33304

## FT. LAUDERDALE, FL



**MARKET:** South Florida

**COUNTY:** Broward

**GLA:** 80,033 SF

**TRAFFIC COUNT:** 44,604



	TOTAL POPULATION	MEDIAN AGE	AVG. HH INCOME
1 MILE	15,129	42.6	\$108,865
3 MILES	128,569	42.1	\$97,884
5 MILES	269,008	41	\$87,331

**MEREDITH VOGEL** | LEASING AGENT

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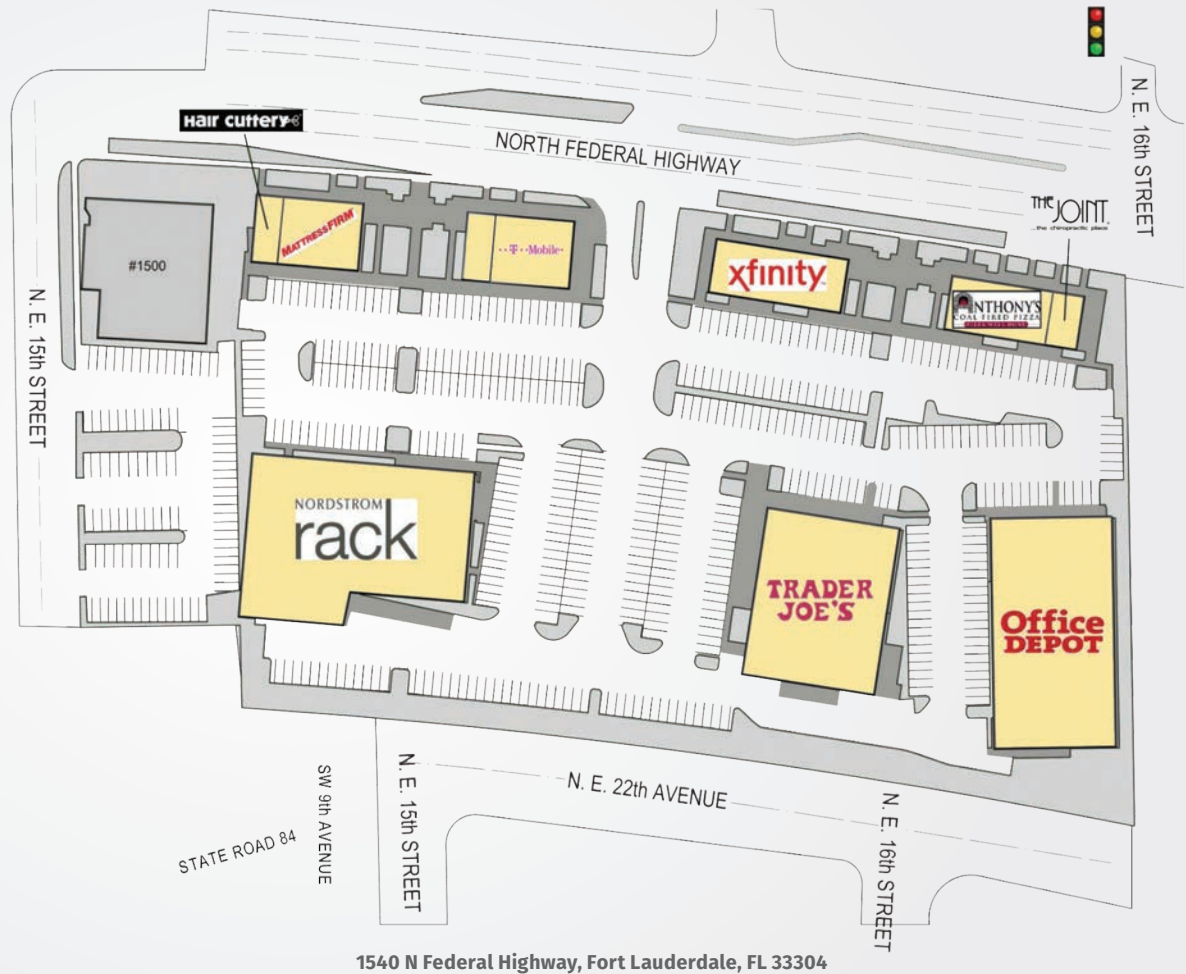
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TENANTS	UNIT	SF
Hair Cuttery	1520	1,000
Mattress Firm	1522	3,000
Pure Point Financial	1530	1,500
T-Mobile	1536	2,500
Nordstrom Rack	1540	36,000
Comcast Xfinity	1550	4,000
Trader Joe's	1560	12,500
Office Depot	1570	15,533
Anthony's Coal Fired Pizza	1580	3,000
The Joint	1586	1,000



**1600 Commons** is an attractive new center located in the central hub of Ft. Lauderdale's bustling retail market on North Federal Highway between Oakland Park and Sunrise Blvds. Trader Joe's, Ft. Lauderdale's first Nordstrom Rack store, and Office Depot anchor the center, and are joined by other well- known retailers including Mattress Firm, Hair Cuttery and Anthony's Coal Fired Pizza.

Best-in-class service and value creation through diligent, return-driven property management, leasing, development, and construction management



This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy.