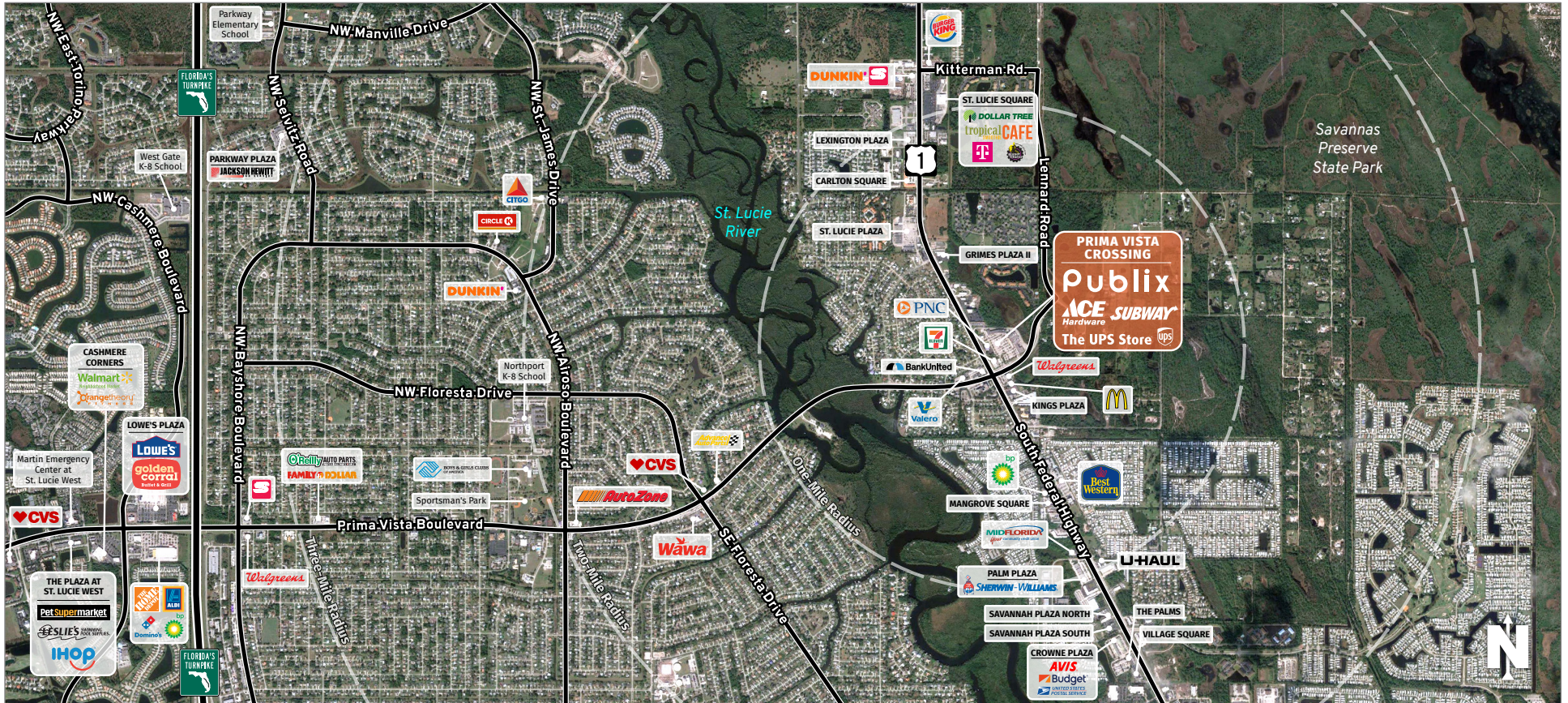




PRIMA VISTA CROSSING

7576 South US 1, Port St. Lucie, FL 34952

PORT ST. LUCIE, FL

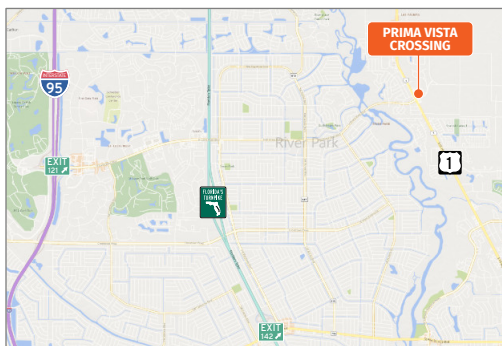


MARKET: Treasure Coast

COUNTY: St. Lucie County

GLA: ±105,932 SF

TRAFFIC COUNT: ±38,107



- Located at the busy intersection of Federal Highway and Prima Vista Boulevard
- Home to Publix and Ace Hardware as well as additional nationally-recognized tenants such as Subway, Edible Arrangements, and H&R Block
- Fronts on Federal Highway and enjoys direct exposure to ±36,000 vehicles per day
- Ample parking, multiple access points, and pylon signage available

MEREDITH VOGEL | LEASING AGENT

mvogel@secenters.com

(561) 347-0888 | Mobile (561) 420-9718



WWW.SOUTHEASTCENTERS.COM



MEREDITH VOGEL | LEASING AGENT
mvogel@secenters.com
(561) 347-0888 | Mobile (561) 420-9718

PRIMA VISTA CROSSING
7576 South US 1, Port St. Lucie, FL 34952

SOUTHEAST CENTERS

PRIMA VISTA CROSSING

TENANTS	UNIT	SIZE
Acceleration Academies	1A-3A	5,900 SF
Subway	3B	1,100 SF
Prima Vista Laundry	4	900 SF
Sushi Restaurant	5	1,400 SF
Advance America	6	1,400 SF
Available	7	1,400 SF
H&R Block	8	1,400 SF
Hair Cuttery	9	1,400 SF
The UPS Store	10	1,400 SF
Goodfella's Pizza	11	1,400 SF
Available	12	1,400 SF
Great Expressions	13	2,470 SF
Available	14	1,750 SF
Available	15	1,140 SF
Double D's Tobacco	16	1,750 SF

TENANTS	UNIT	SIZE
China Wok	17	1,400 SF
Le Natural Ice Cream	18	1,400 SF
Red Nails	19	1,050 SF
Edible Arrangements	20	1,400 SF
Florida's Blood Centers	21A-21B	3,200 SF
Circle Liquor	21C	1,600 SF
Publix Super Markets	22	44,270 SF
Family Hair Care	23	1,283 SF
Noonci Optical	24	1,283 SF
Available	25	1,283 SF
Grandpa's Diner	26-27	1,400 SF
Atlas Coin Jewelry	28	1,050 SF
Metro PCS	29	1,050 SF
Rocky's Ace Hardware	30	16,000 SF



756 South US 1, Port St. Lucie, FL 34952

DEMOGRAPHICS

TOTAL POPULATION

MEDIAN AGE

AVERAGE HH INCOME

1 MILE	6,164	51.7	\$51,325
3 MILES	54,992	47.9	\$63,430
5 MILES	134,686	46.2	\$65,420

Southeast Centers offers 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.