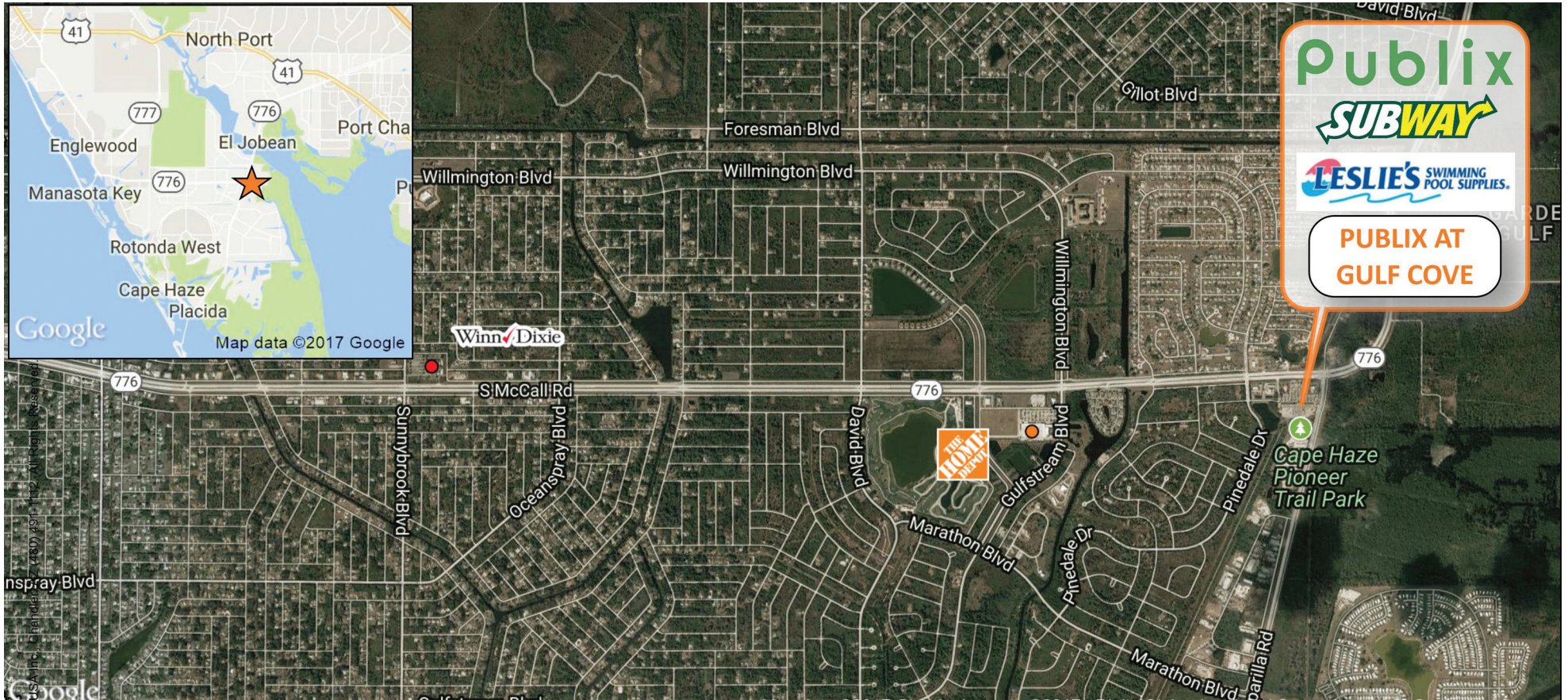




PUBLIX AT GULF COVE

13435 S. McCall Road, Port Charlotte, FL 33981



MARKET: West Florida

COUNTY: Charlotte

GLA: 65,790 SF



| | TOTAL POPULATION | MEDIAN AGE | AVG. HH INCOME |
|---------|---------------------|---------------|-------------------|
| 1 MILE | 2,339 | 55.6 | \$49,122 |
| 3 MILES | 12,979 | 57.7 | \$50,159 |
| 5 MILES | 31,850 | 60 | \$51,209 |

DAVID A. FASANO | LEASING AGENT

davidf@secenters.com

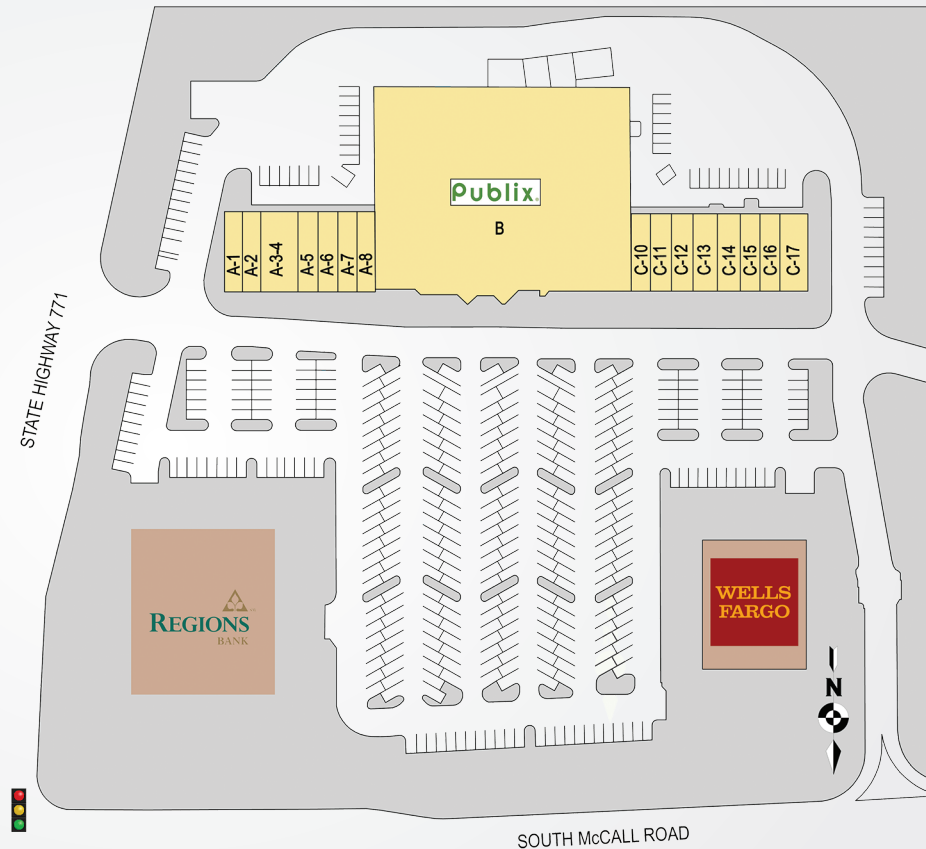
(800) 572-5971 | Mobile (941) 915-3392

**SOUTHEAST
CENTERS**

WWW.SOUTHEASTCENTERS.COM

PUBLIX AT GULF COVE

| TENANTS | UNIT | SF |
|-------------------------|-------|--------|
| Goodwill Industries | A-1 | 1,225 |
| Edward Jones | A-2 | 1,050 |
| Leslie's Poolmart | A-3-4 | 2,450 |
| Subway | A-5 | 1,225 |
| The Laundry Lady | A-6 | 1,225 |
| Kyle Kurtis Salon | A-7 | 1,225 |
| Publix Liquor | A-8 | 1,400 |
| Publix | | 44,265 |
| Allstate Insurance | C-10 | 1,400 |
| China Wok | C-11 | 1,050 |
| Great Clips | C-12 | 1,225 |
| D.O. Nails | C-13 | 1,050 |
| Joe's Pizza | C-14 | 1,050 |
| Exit Realty Transitions | C-15 | 1,050 |
| The UPS Store | C-16 | 1,225 |
| Amber Dental | C-17 | 3,675 |



13435 S. McCall Road, Port Charlotte, FL 33981

This Center is located at the intersection of State Route 776 and County Road 771 in the Northwest portion of Charlotte County. The surrounding area is experiencing vibrant housing development activity. This Publix boasts robust sales and generates more traffic than a typical store, further contributing to the neighboring tenants' success.

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.