



retail specialists

Your Retail Real Estate Experts

Tiger Point Pavilion

1430 Tiger Park Lane

Gulf Breeze, FL 32563



FOR LEASE

Property Highlights

- Center is currently fully leased
- Easy access (6 points of egress/ingress)
- Ample parking
- Population of approximately 508,000 (Pensacola MSA)
- Located adjacent to Lowe's, Walmart Supercenter and multiple other national retailers
- Easy access to Interstate 10, the Port of Pensacola, CSX Railroad and the Pensacola International Airport



SQ FT
Fully Leased



TRAFFIC
43,827 VPD



ACCESS
Highway

Demographics

	3 mile	5 mile	7 mile
Population	17,363	27,481	35,051
Households	7,053	11,128	14,348
Daytime Pop	13,349	20,868	30,384
Growth Rate (5 Yr)	6.60%	6.76%	6.74%
Med HH Income	\$83,318	\$84,355	\$84,687

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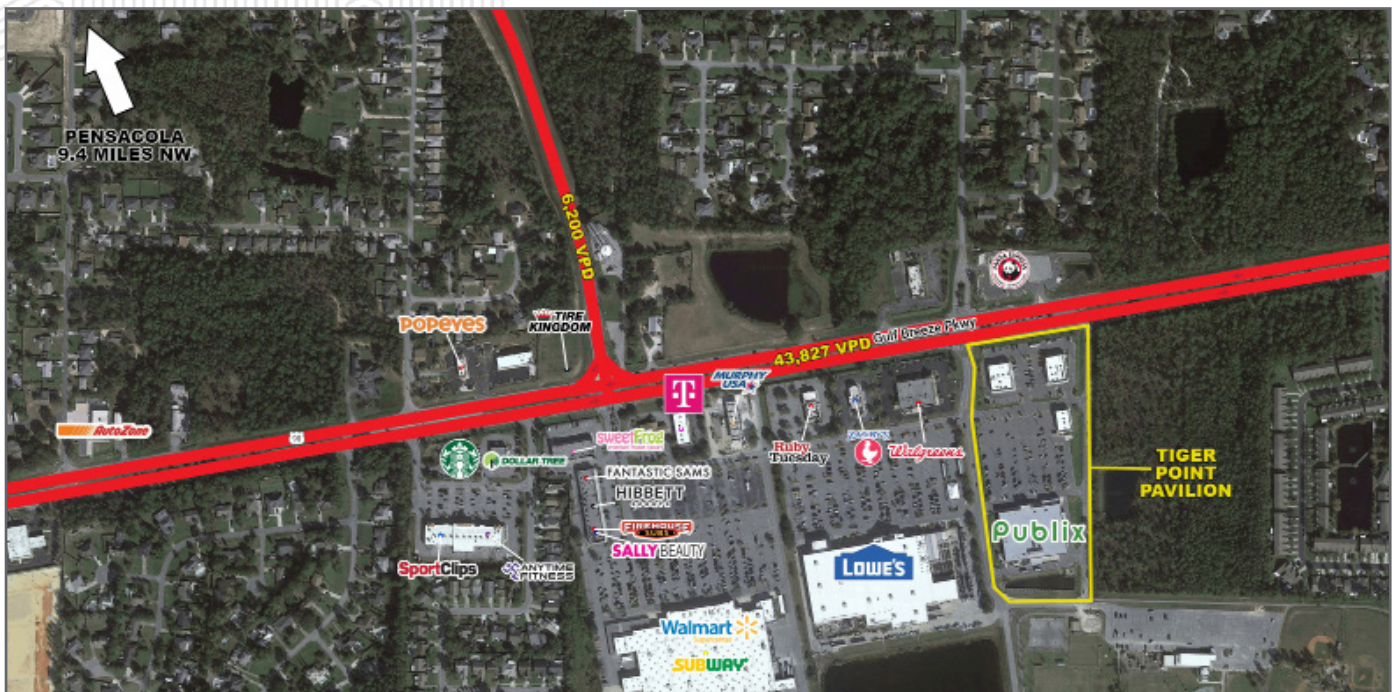
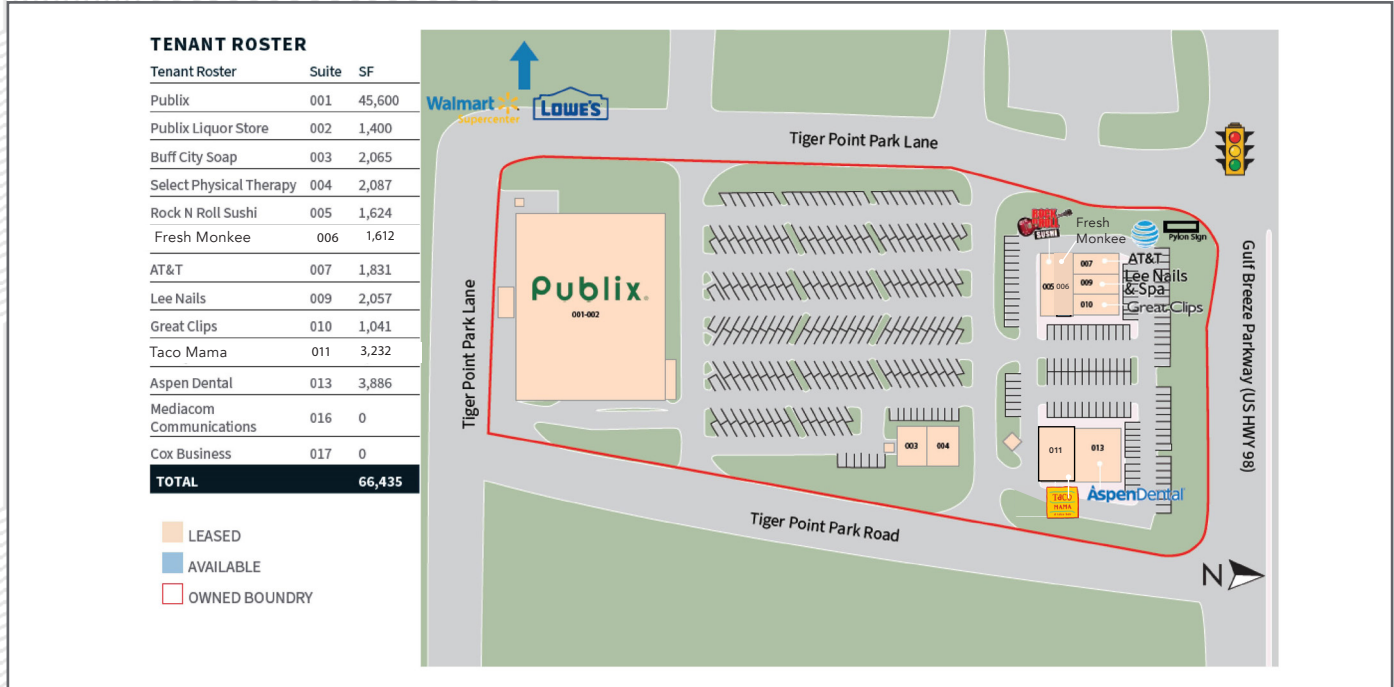


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Site Plan & Site Aerial



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Additional Photos



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