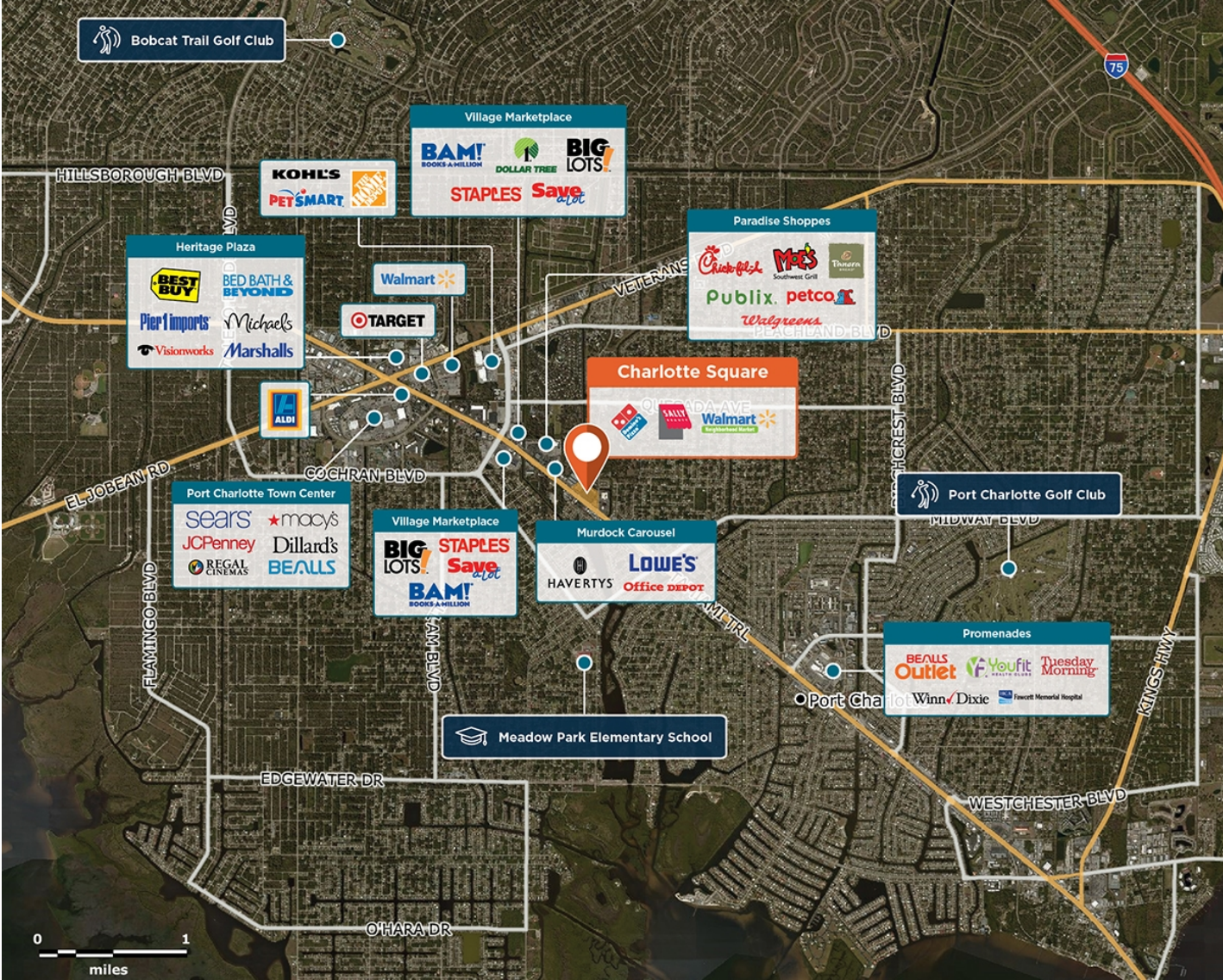


# Charlotte Square

📍 2150 Tamiami Trail, Port Charlotte, FL 33948



Strategic location with great access and visibility, in a rapidly-expanding area with great demographics.

**Center Size:** 91,266  
**Spaces Available:** 3

**Within 3 Miles**

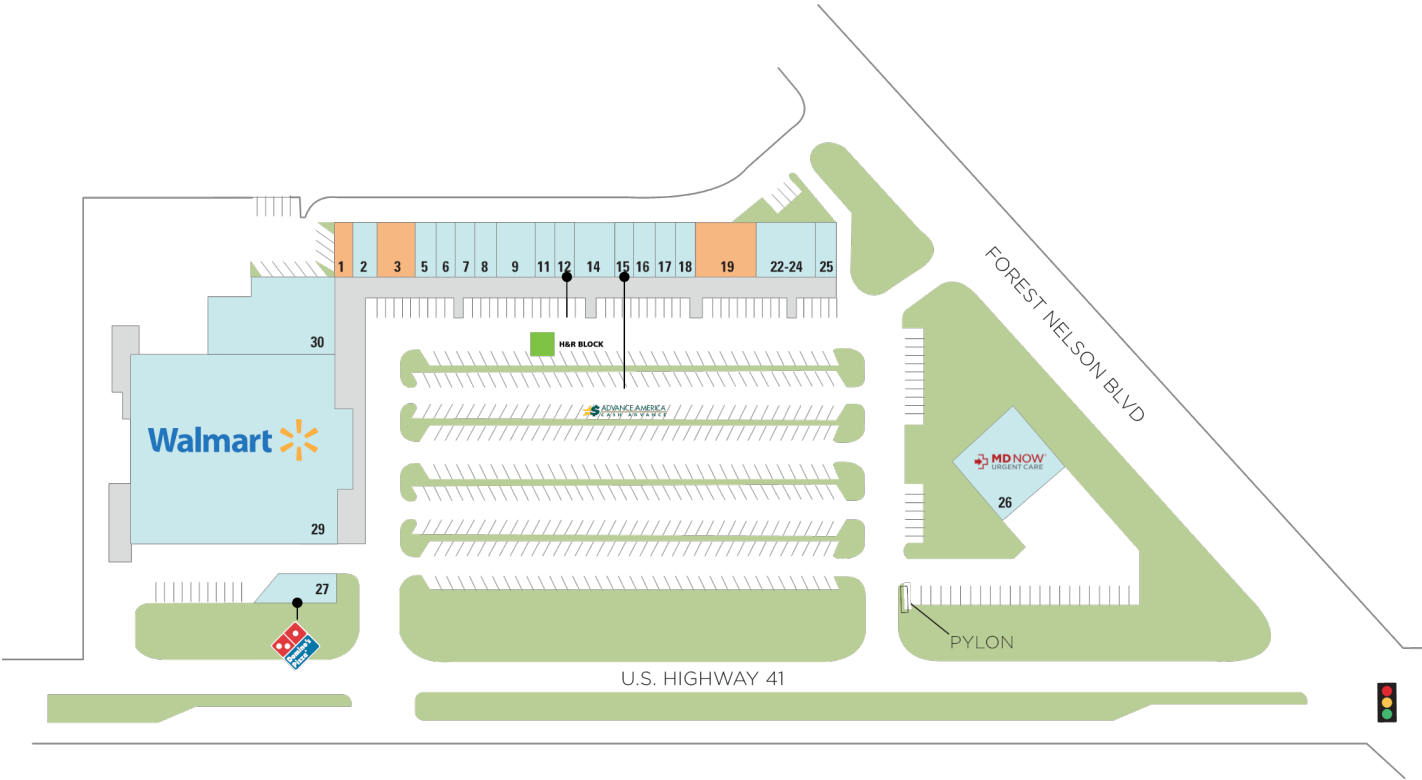
<b>Population</b>	<b>48,412</b>
<b>Avg. Household Income</b>	<b>78,716</b>
<b>Avg. Home Value</b>	<b>\$442,590</b>
<b>Annual Visits</b>	<b>1,565,024</b>
<b>Vehicles Per Day</b>	<b>57,091</b>

This site plan is not a representation, warranty or guarantee as to size, location, identity of any tenant, the suite number, address or any other physical indicator or parameter of the property and for use as approximated information only. The improvements are subject to changes, additions, and deletions as the architect, landlord, or any governmental agency may direct or determine in their absolute discretion.

# Charlotte Square

📍 2150 Tamiami Trail, Port Charlotte, FL 33948

**Center Size: 91,266**



SPACE	TENANT	SF
1	AVAILABLE	1,800
19	AVAILABLE (Fitness Space)	3,300
3	AVAILABLE	2,100
11	CHINA WOK	1,200
12	H & R BLOCK	1,800
14	ONEMAIN FINANCIAL	1,800
15	ADVANCE AMERICA	1,200
16	BEST NAILS	1,200
17	SUNCOAST BLOOD BANK	1,200
18	KEY WEST SUBS	900
2	FINE TOBACCO	900
22-24	THE CHEFS	4,200
25	ABBE'S DONUT NOOK	1,200
26	MD NOW URGENT CARE	4,840
27	DOMINO'S PIZZA	1,800
29	WAL-MART	44,462
30	BUFFET CITY	10,164
5	UPSCALE BARBER SHOP	1,200
6	YUKI MASSAGE	1,200
7	CHARLOTTE JEWELRY	1,200
8	EAR-TRONICS	900
9	CORA PHYSICAL THERAPY	2,700



■ AVAILABLE   
 ■ AVAILABLE SOON   
 ■ LEASED   
  NAP (NOT A PART)

1 of 1

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