

FOR LEASE
Fully Leased

Ridge Plaza

9020 W State Rd 84
Davie, FL 33324



Juan P. Restrepo



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JBL
ASSET MANAGEMENT

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AVAILABILITIES

- » Fully Leased

PROPERTY HIGHLIGHTS

- » Access to I-595 and SR 84
- » The property is conveniently located near the affluent neighborhoods of Davie, Plantation, and Weston, making it easily accessible
- » Anchored by Paragon Ridge 8-screen theater
- » A parking facility with a capacity of 1560 spaces

TRAFFIC COUNTS

- » ± 168,000 VPD on SR 84/I-595



DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
Population:	13,208	109,880	341,417
Households	6,164	44,141	128,650
Average HH Income	\$107,454	\$128,238	\$109,453
Median Age	44.2	41.7	40.6

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PINE RIDGE DR



84

W STATE RD 84 17,000 VPD

84



PORT EVERGLADES EXPY ±168,000 VPD



84

W STATE RD 84

84

RIDGE PLAZA DAVIE, FL		
Suite	Tenant	SF
9160	Goodwill	12,580
9142	Smart and Fit Kids	6,558
9130	Off The Wall	33,500
9118	Mack House	1,300
9116	Luxury Nails & Spa	1,300
9114	Creative Crew & Co	1,200
9112	Dental Office	1,600
9110	Paradise Poke Bowls & Sandwiches	1,200
9078	United Collection Bureau	20,000
9060	The Billiard Club	8,000
9056	Gentlemen's Cutz	1,600
9054	Heart & Soul Tattoo	2,000
9052	Enterprise Rent-A-Car	1,200
9050	Roby Artsy Studio	600
9042	Broadway Kids Studio	7,150
9020	The Round Up	11,766
9200	Paragon Theatres	27,000

Not a Part Available

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