



**RETAIL
SPACE
FOR LEASE**



1,263 SF Move-in Ready Retail Space at the Zoo Health Club Shopping Center

1417-1437 E Commercial Boulevard, Fort Lauderdale, Florida 33334

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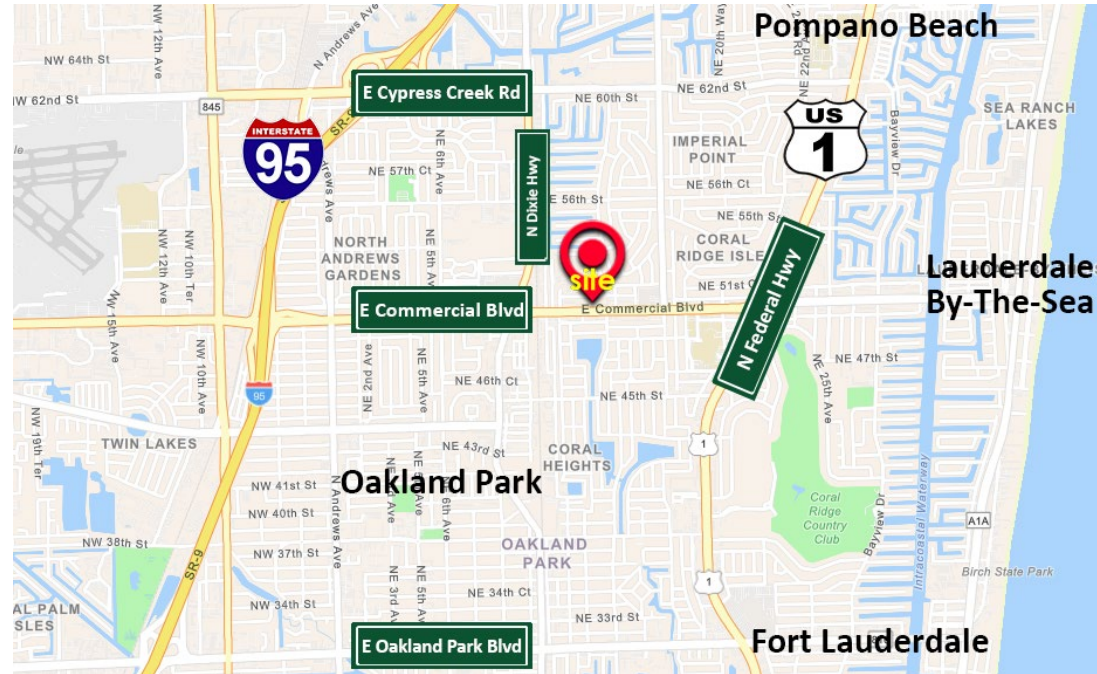
Office | 954-568-9015 | rotellagroup.com

**The
RG Rotella Group Inc.**
COMMERCIAL REAL ESTATE



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1,263 SF Retail Space at the Zoo Health Club SC For Lease



- 50,646 SF GLA neighborhood shopping center
- Anchored by Zoo Health Club and Sherwin Williams
- Join Lounge 14 Bar & Grill, Little Market Indian Grocery, and Exotic Aquatic Pet Store
- Direct Commercial Boulevard frontage
- Ample parking
- Pylon signage available
- Great location in the East Fort Lauderdale market, just east of Dixie Highway
- Easy access to US-1 and I-95



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Traffic Counts Source: FDOT

2022 Demographics	1 Mile	3 Miles	5 Miles
Total Population	18,263	126,306	318,379
Total Daytime Population	23,049	164,033	390,960
Average Household Income	\$100,898	\$115,319	\$103,185
Median Age	45.5	49.3	44.5
Total Businesses	2,265	15,514	31,787
Total Employees	16,999	113,222	248,043

Source: Esri

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Local Businesses



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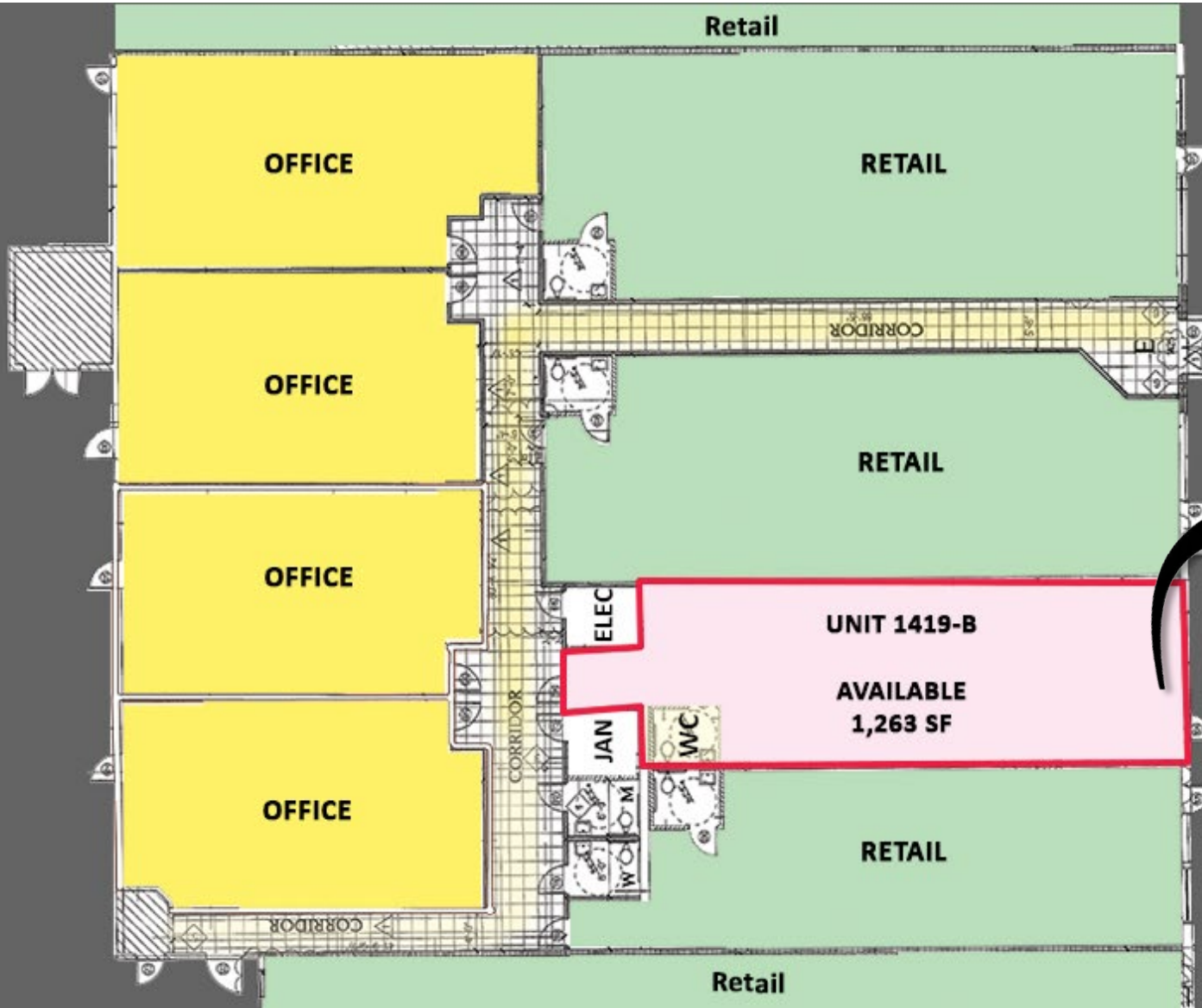
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Site Plan



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