

# GAINESVILLE SHOPPING CENTER

1302 N Main St Gainesville, FL 32601



## PROPERTY HIGHLIGHTS

- Publix-anchored shopping center located in Downtown Gainesville, FL
- Located on N Main Street which provides excellent visibility and has a signalized intersection
- Just 1 mile east of the University of Florida allowing it to attract both nearby residents as well as college students
- UF is the largest employer and presence in the City of Gainesville with 54,854 students enrolled and an academic staff of 5,077
- Up to 11,067 SF available for junior anchor

## DEMOGRAPHICS 3 MILES 5 MILES 7 MILES

	3 MILES	5 MILES	7 MILES
Total Households	25,475	55,628	72,028
Total Population	65,664	136,644	174,935
Average HH Income	\$59,564	\$59,913	\$63,446



The Sembler Company | 800.940.6000 | sembler.com

### JESSICA MORENO

727.344.8134

JESSICA.MORENO@sembler.com

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## SITE PLAN & AVAILABILITY

1010	Beauty Max	20,585 SF	1210	Main Street Liquor	2,280 SF
1018	Citi Trends	18,800 SF	1212	AVAILABLE	2,715 SF
1028	Family Dollar	9,982 SF	1216	Great Wall	1,800 SF
1108	Buddy's Home Furnishings	7,160 SF	1218	AVAILABLE	1,800 SF
1112	Career Source	10,554 SF	1220	Q Nails	2,000 SF
1116	AVAILABLE	4,000 SF	1302	Publix	38,400 SF
1120	DTLR	4,400 SF	1320	Tire Outlet	2,400 SF
1122	AVAILABLE	2,518 SF	OP-1	AVAILABLE	0.39 ACRES
1124	AVAILABLE	8,549 SF	1116S	Storage	2,000 SF
1126	Acceptance Insurance	800 SF	1206S	Storage	2,000 SF
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