

BRAND Real Estate Services

FARM FRESH
PRODUCE

SPROUTS[®]
FARMERS MARKET

NATURAL
FOODS

8 FLAGS

1000-1132 SOUTH 14TH ST. | FERNANDINA BEACH, FL 32034

Project Overview

1000–1132 South 14th St.

101,526 SF center anchored by Sprouts located in the primary retail corridor of Woodstock

Tenants include Keegan's Irish Pub, Cava, Pet Supermarket, Pacific Dental, La Parilla, & more.

Site benefits from over 45,000 cars per day along Towne Lake Pkwy.

Approximately 1/2 mile west of Interstate 575



Demographics

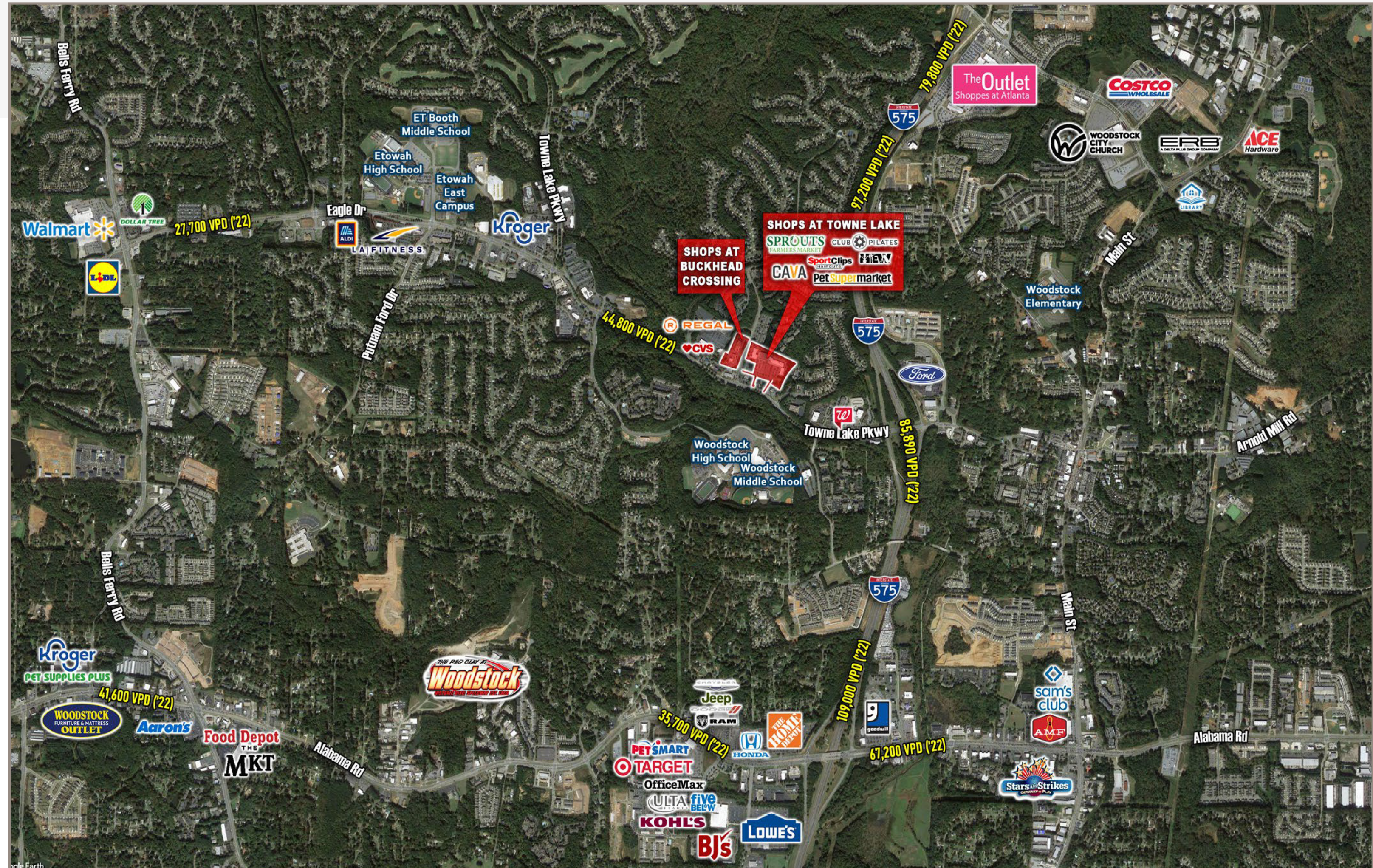
1430 Towne Lake Pkwy & 1065 Buckhead Crossing

Traffic Counts

Towne Lake Pkwy.	44,800 VPD
I-575	97,200 VPD

Demographics

	1 MILE	3 MILES	5 MILES
Population	10,567	68,654	173,743
Daytime Employment	9,981	63,281	139,154
HH Income	\$103,521	\$116,684	\$119,813



Available Space

735 N. Main St (Hwy. 9)

SHOPS AT TOWNE LAKE

SUITE	TENANT	SF
1430	Sprouts	28,800
1432	AVAILABLE	15,725
26100	Stretch Zone	1,200
26101	Steven's Nails	1,200
26102	ABC Alterations	900
26103	LabCorp	1,480
26104	Peach Cobbler Factory	1,200
26105	Cava	2,400
28097	Ice Box	1,400
28098	Michael Christian Salon	1,400
28099	Pacific Dental	3,200
28100	Pet Supermarket	6,400
28102	The Joint	1,600
28103	Sports Clips	1,600
1430	Club Pilates	2,400
1432	Express Vets	2,400
26100	Hew Fitness	4,000
26101	State Farm	1,132

SHOPS AT BUKHEAD CROSSING

SUITE	TENANT	SF
1065	La Parilla Mexican Restaurant	4,630
1075-100	AVAILABLE	1,475
1075-100	House of Hazen	1,200
1075-120	Leather Creations - AVAILABLE	1,200
1075-130	Laura Ramsey Interiors	1,800
1085-100	Aunty's Kitchen	5,040
1085-120	The Exercise Coach	2,400
1085-140	The Exercise Coach	6,000
TOTAL SQUARE FEET		102,182



Contact

Walt Davis

Retail Development Partner

wdavis@BrandProperties.com

770.497.6465 – Direct

770.497.6465– Mobile