

# NAPLES TOWNE CENTRE SOUTH

3795 – 3895 Tamiami Trl E (US Hwy 41) | Naples, FL 34112



## PROPERTY HIGHLIGHTS:

- Anchored by Publix
- Shopping center located in growing East Naples market
- Ideal space available for restaurant, retail, or medical
- High visibility from Tamiami Trl (US Hwy 41) a major thoroughfare in Naples
- New multi-family development consisting of approximately 300 units within 1/2 mile of the center
- Explosive residential growth occurring in East Naples
- Collier County ranked in top 10 of nation's fastest-growing metro areas
- Strong demographics include a population of over 108,000 and the average household income more than \$140,000 within a 5-mile radius
- Shopping center total GLA: 109,006 SF (MOL)

KEY DEMOS	1 MILE	3 MILES	5 MILES
<b>POPULATION</b>			
2025 Estimated Population	9,841	55,441	108,745
2025 Estimated Households	4,405	25,679	50,380
<b>INCOME</b>			
2025 Estimated Avg HH Income	\$95,695	\$126,583	\$140,563
<b>AGE</b>			
Median Age	48	55	54
<b>DAYTIME DEMOS</b>			
Number of Businesses	950	5,303	9,805
Number of Employees	7,971	34,666	63,448
Total Daytime Population	12,070	61,776	113,473
<b>TRAFFIC COUNTS</b>			
Tamiami Trl (US Hwy 41) N/S	43,163 AADT		



## FOR LEASING INFORMATION:

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**TAMIAMI TRAIL E (US HWY 41 (43,163 AADT))**

UNIT	TENANT	SF
3795	Tropical Smoothie Cafe	1,750
3801	Renew-U	2,000
3803	Amscot	1,250
3805	CosmoProf	2,468
3807	JC Hair Design	800
3815	Publix Super Market	38,300
3823	PakMail	1,521
3825	Long Nails	1,042

UNIT	TENANT	SF
3827	Club Pilates	1,901
3829	Cheesesteaks	1,488
3831	Aaron's	9,988
3841	Physical Therapy	2,900
3847	Caribbean Grill & Bakery	1,200
<b>3855</b>	<b>AVAILABLE</b>	<b>18,995</b>
3861	Peruvian Restaurant	850
3863	The Cleaning Authority	827

UNIT	TENANT	SF
3871	Denny's Restaurant	4,210
3875	Affordable Pet Care	1,400
3877	Dentistry Naples	1,400
3879-81	Liberty Kitchen Design Bath and Tile	3,150
<b>3883</b>	<b>2nd Gen Restaurant Available Soon</b>	<b>4,760</b>
3887-95	AutoZone	6,806

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