



FOUNDERS SQUARE

SEQ Immokalee Rd & Collier Blvd (SR 951)
Naples, FL 34120



FOUNDERS' SQUARE

Naples, Florida

Jan 05, 2024



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**BARRON
COLLIER**
COMPANIES

METRO
COMMERCIAL

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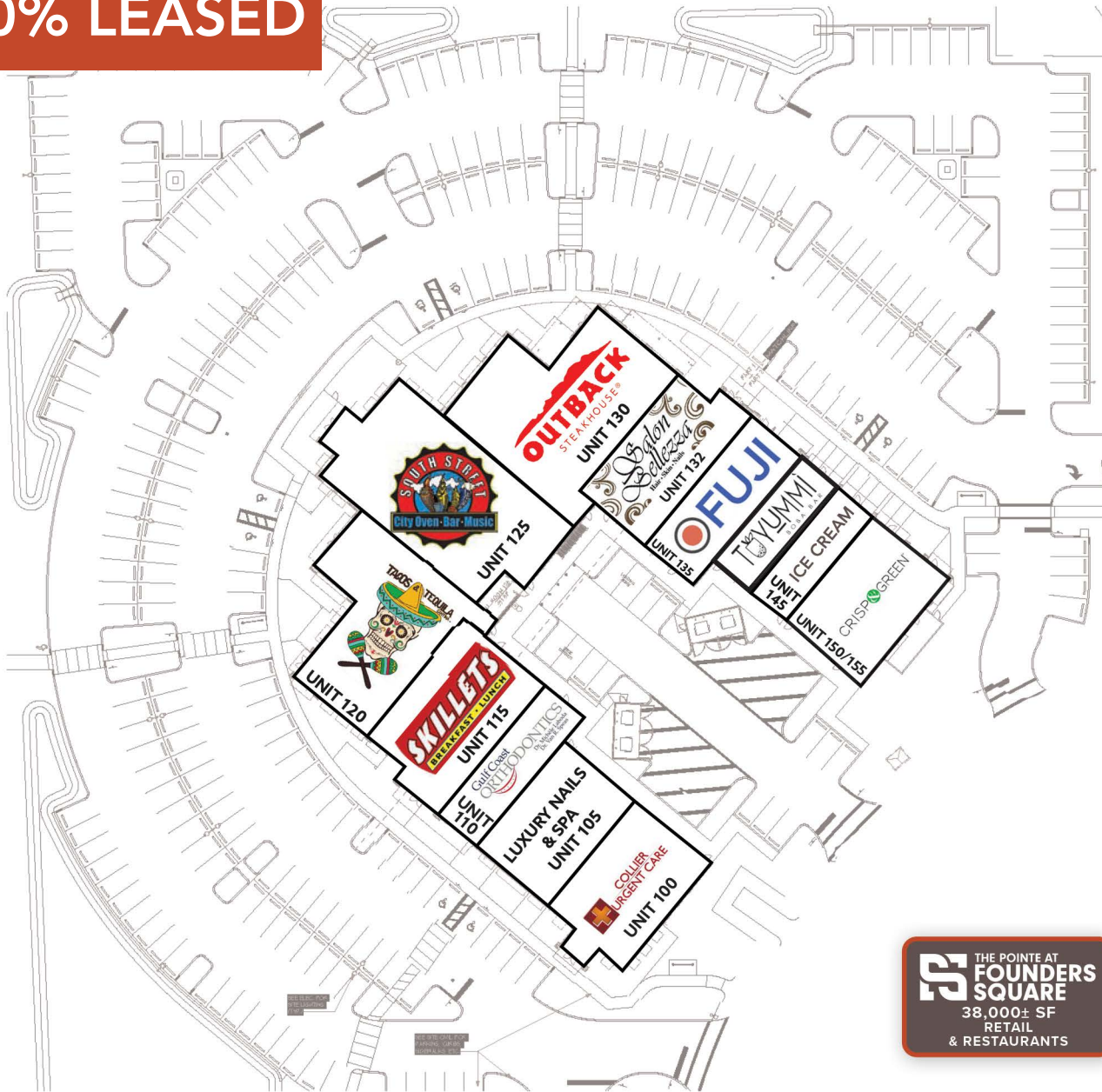
BARRON COLLIER COMPANIES

METRO COMMERCIAL



100% LEASED

313394 AADD



**THE POINTE AT
FOUNDERS
SQUARE**
38,000± SF
RETAIL
& RESTAURANTS

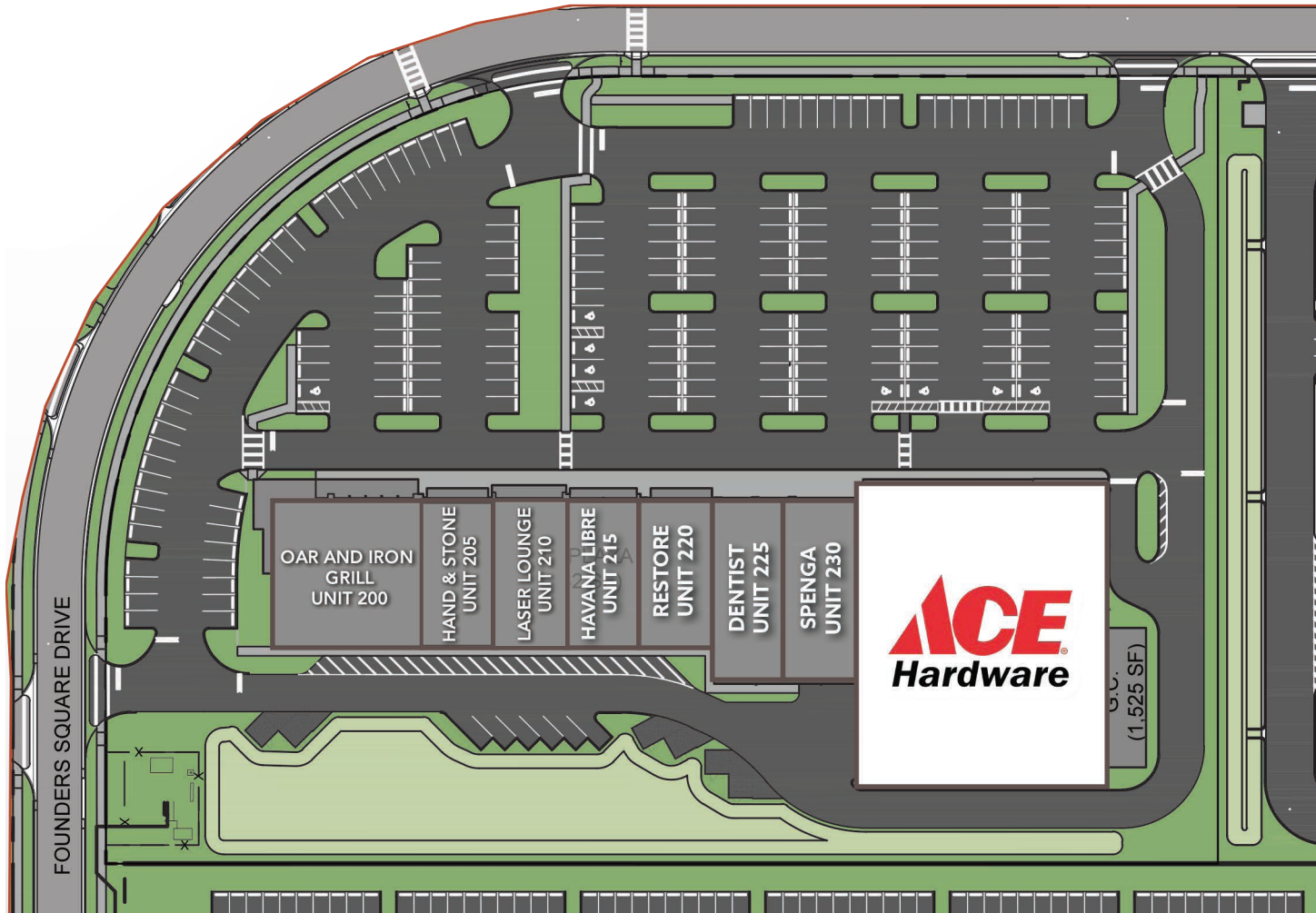
UNIT	TENANT	SIZE
100	COLLIER URGENT CARE	3,204
105	LUXURY NAIL & SPA	2,804
110	GULF COAST ORTHODONTICS	1,905
115	SKILLETS	3,798
120	TACOS & TEQUILA CANTINA	4,608
125	SOUTH STREET	6,211
130	OUTBACK STEAKHOUSE	5,629
132	SALON	2,985
135	FUJI	2,429
140	T-YUMMI	1,484
145	ICE CREAM	1,365
150/155	CRISP & GREEN	2,990

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UNIT	TENANT	SIZE
200	OAR AND IRON GRILL	6,507
205	HAND & STONE	2,594
210	LASER LOUNGE	2,594
215	HAVANA LIBRE	4,087
220	RESTORE	2,594
225	DENTIST	3,769
230	SPENGA	4,200
235	ACE HARDWARE	20,460

****UNITS ARE DEMISIBLE TO SIZE FROM 1,762 SF TO 5,788 SF****





SOUTHWEST FLORIDA

The five counties of Southwest Florida are best known for their spectacular quality of life, with sunshine, warm waters, pristine beaches and thriving wildlife. The region is home to 1.3 million residents and by 2025 is projected to rise to approximately 1.5 million. It is also a dynamic playground for 6.8 million tourists each year.

The major cities in Southwest Florida are Naples, Fort Myers, Cape Coral, Bonita Springs, Punta Gorda, Marco Island, Sanibel, Boca Grande and Captiva. When reviewed, SWFL tops not just the state, but the country in terms of new resident arrivals, excellent business performance and overall quality of life.

The major artery for Southwest Florida is interstate I-75, which connects to Tampa and Fort Lauderdale in two hours, and Orlando and Miami in three hours. A parallel thoroughfare is highway 41 or Tamiami Trail. The region has two commercial airports, Southwest Florida International Airport (RSW) and Punta Gorda Airport (PGD) , and several major general aviation airfields.

According to Bloomberg CityLab, SWFL has 4 of 10 counties in Florida with the most incoming residents in 2020 and 2021. In a report by the National Association of Realtors, Fort Myers and Cape Coral both joined a list of eight major metropolitan cities including Phoenix, Seattle, Las Vegas and Austin, as a top 10 Commercial Real Estate Market. The report was based upon key factors that SWFL has excelled in including economic, demographic, housing and commercial market conditions.

Southwest Florida is quickly becoming an enticing area for national companies and small businesses alike. CareerCloud, a job resource website, published a report finding Florida ranked 9th in the country for best states for remote jobs. It also ranked 5th in terms of projected job growth from 2018 to 2028 in the US. These expert findings reinforce the continued growth in SWFL outranks most states in the US.

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2022 Total Population	8,861	36,450	86,241
2027 Estimated Population	9,084	36,870	86,908
2020 Total Population	7,408	32,603	79,110
2010 Total Population (U.S. Census)	N/A	N/A	N/A
2022-2027 Population Annual Growth	0.50%	0.23%	0.15%
2010-2020 Population Annual Growth	4.30%	4.68%	3.46%

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2022 Total Households	3,395	15,004	37,443
2027 Total Households	3,533	15,378	38,166
2010 Population in Households	4,864	20,637	56,205
2022-2027 Growth Rate Households	0.80%	0.49%	0.38%
2010-2020 Growth Rate Households	4.67%	4.80%	3.68%

INCOME	1 MILE	3 MILE	5 MILE
2022 HHD Income \$200,000 or greater	528	2,611	6,812
2022 HHD Income \$150,000-\$199,999	327	1,608	4,124
2022 HHD Income \$100,000-\$149,999	555	2,821	7,123
2022 HHD Income \$75,000-\$99,999	670	2,264	5,279
2022 HHD Income \$50,000-\$74,999	543	2,522	5,631
2022 HHD Income \$35,000-\$49,999	279	1,108	2,988
2022 HHD Income \$25,000-\$34,999	146	776	1,779
2022 HHD Income \$15,000-\$24,999	219	747	1,895
2022 HHD Income less than \$15,000	128	547	1,813
2022 Median Household Income	\$87,170	\$93,653	\$96,036
2022 Average Household Income	\$131,307	\$140,484	\$142,670
2022 Per Capita Income	\$48,670	\$56,407	\$61,852

BUSINESS	1 MILE	3 MILE	5 MILE
Total Businesses (NAICS)	248	823	2,431
Total Employees (NAICS)	1,653	5,415	18,132
Daytime Population (Workers &	6,095	26,757	67,957

RACE	1 MILE	3 MILE	5 MILE
2022 Pop White	6,529	27,734	67,797
2022 Pop Black	352	1,395	2,590
2022 Pop Asian or Pacific Islander	356	1,094	2,034
2022 Pop American Indian	18	79	212
2022 Pop Other Race	424	1,691	3,827
2022 Pop Hispanic	1,718	6,501	14,415


EDUCATION (25+)	1 MILE	3 MILE	5 MILE
Adult Population Over 25	6,733	28,468	68,765
2022 Est. Elementary (Grade 0 to 8)	77	353	1,065
2022 Est. Some High School	307	543	1,286
2022 High School Diploma	1,526	5,590	13,442
2022 GED	119	515	1,802
2021 Some College	1,145	4,506	10,290
2022 Associate's Degree	757	3,306	6,390
2022 Bachelor's Degree	1,955	8,015	19,876
2022 Graduate / Professional Degree	850	5,643	14,614



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get in touch.

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