

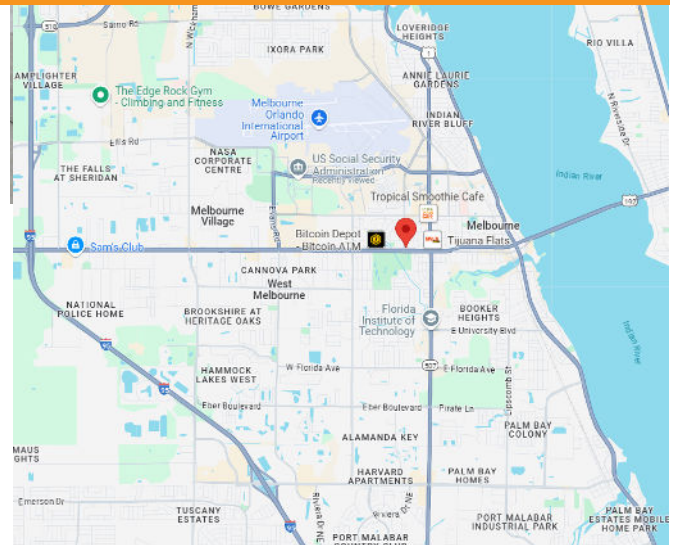
## RETAIL FOR LEASE

# SANDY PLAZA

1905 Dr. Martin Luther King Jr. Blvd, Melbourne, FL 32901



- Sandy Plaza is Located Just North of W New Haven (192) in Melbourne
- This 2 Building Retail Plaza has a Modern, Upscale Design with a Variety of Retail Tenants
- Suites 101 & 102 Available and Can be Leased Separately or Together
- 833 SF - Suite 101
- 806 SF - Suite 102
- 1,639 SF Total Available
- Nearby Lighted Intersection and Turning Lane for Southbound Traffic Allows Easy Access
- \$19/SF/YR MG



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COMMERCIAL  
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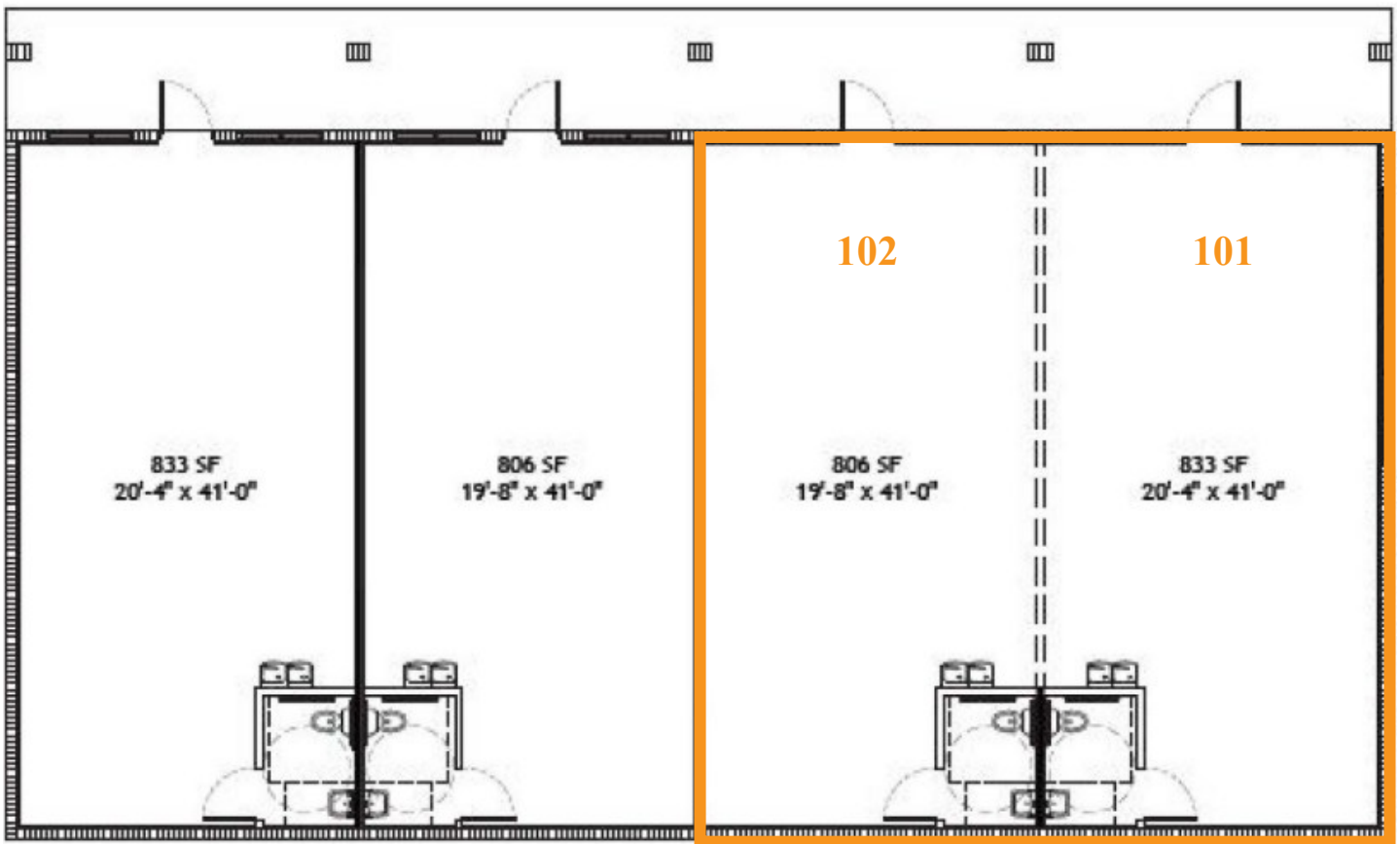
BUILDING "A"

Suites 101 & 102 Available

833 SF - Suite 101

806 SF - Suite 102

1,639 SF Total Available



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DEMOGRAPHICS	1 mile	3 miles	5 miles
2024 Population	8,016	56,089	148,071
2029 Pop Projection	8,903	61,663	162,410
Growth 2024-2029	2.2%	2.0%	1.9%
Median Age	48.1	43	44.2
Bachelor's or Higher	24%	27%	30%
U.S. Armed Forces	0	63	139



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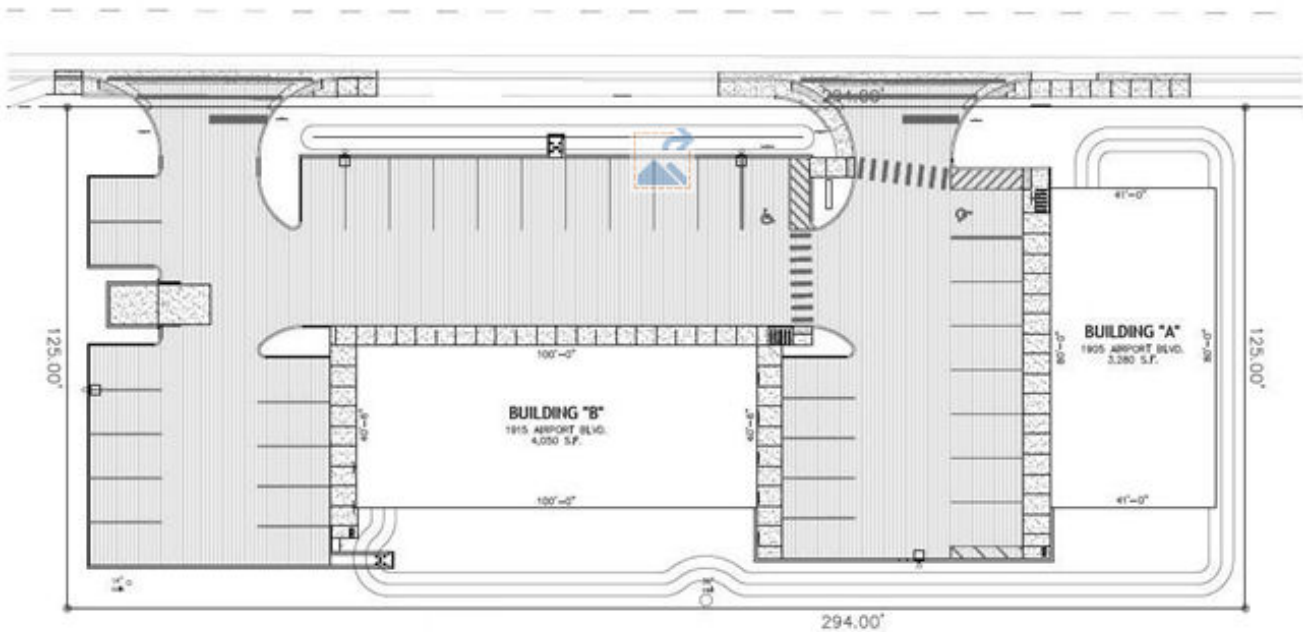
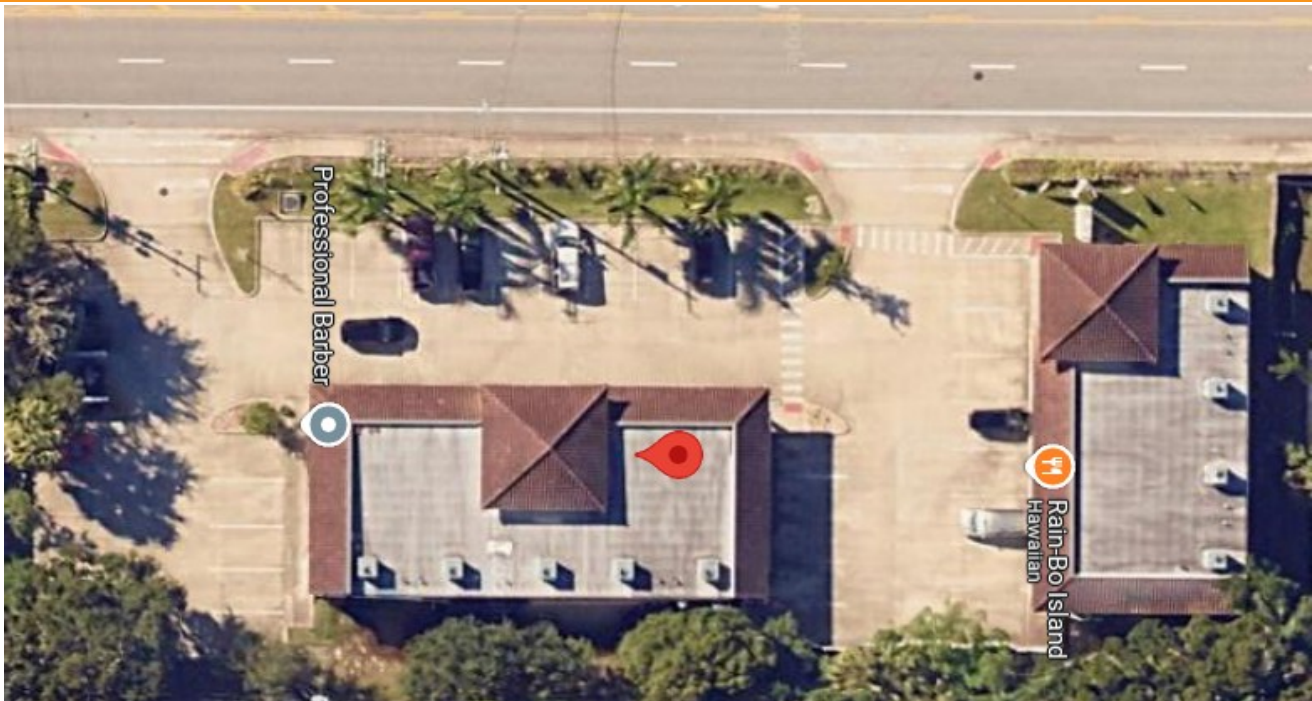
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