

ROCKLEDGE CITY CENTER
ANCHOR - THRIFTY SPECIALTY PRODUCE AND MEATS
910—920 BARTON BLVD., ROCKLEDGE, FL 32955



Available SF: 910 BARTON: ± 2,006 - 2,104
920 BARTON: ± 1,600 - 9,881

Lease Rate: \$15.00—\$20.00/SF

Lease Type: NNN

CAM: \$4.59/SF

Building SF: 910 BARTON: ± 9,404
920 BARTON: ± 69,178

Zoning: RMU—City of Rockledge
Redevelopment Mixed Use

Parking: 5+/1000 - Common

FOR LEASE:

New Anchor Thrifty Specialty Produce and Meats—NOW OPEN!
- plus Autumn's Crab, Pizza Vola, Ice Cream Hut, Hospice Thrift Store, Wash Rite Laundry and a Brand New Barber Shop—and coming soon: Mei's Massage Therapy, Tango and Ties Ballroom Dance Club, and Boss Floors and More. 1600 SF up to 9,881 SF. Storefront Windows, Covered Front Entry, Rear Entries, Some Rear Parking.

RETAIL CENTER: Rockledge City Center; Redeveloped in the City of Rockledge. Concrete Block Construction, New Roofs, Landscaping and Parking Lot Now Complete with Anchor Thrifty Specialty Produce and Meats Now Open.

LOCATION:

Barton at S. Fiske Blvd., just minutes to I-95, US-1 and Viera West Residential and Shopping Districts.

www.RockledgeCityCenter.com

Additional Details on [LoopNet](#) as well.

John Newton, Developer
152 N. Harbor City Blvd., Suite 101, Melbourne, FL 32935 | P.O. Box 428, Melbourne, FL 32902
Phone (321) 751-6850 | Fax (321) 751-6851 | Cell (321) 543-9864
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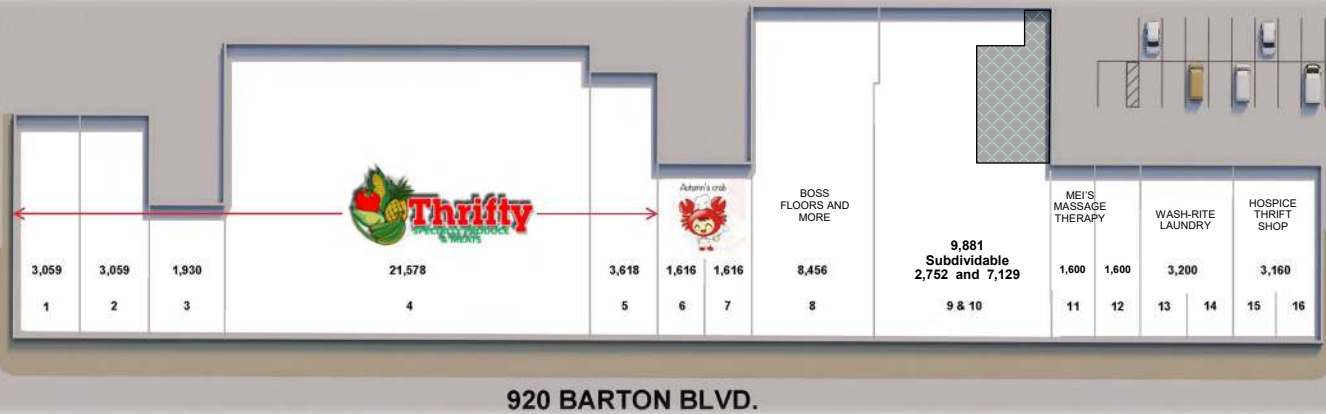
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SITE PLAN



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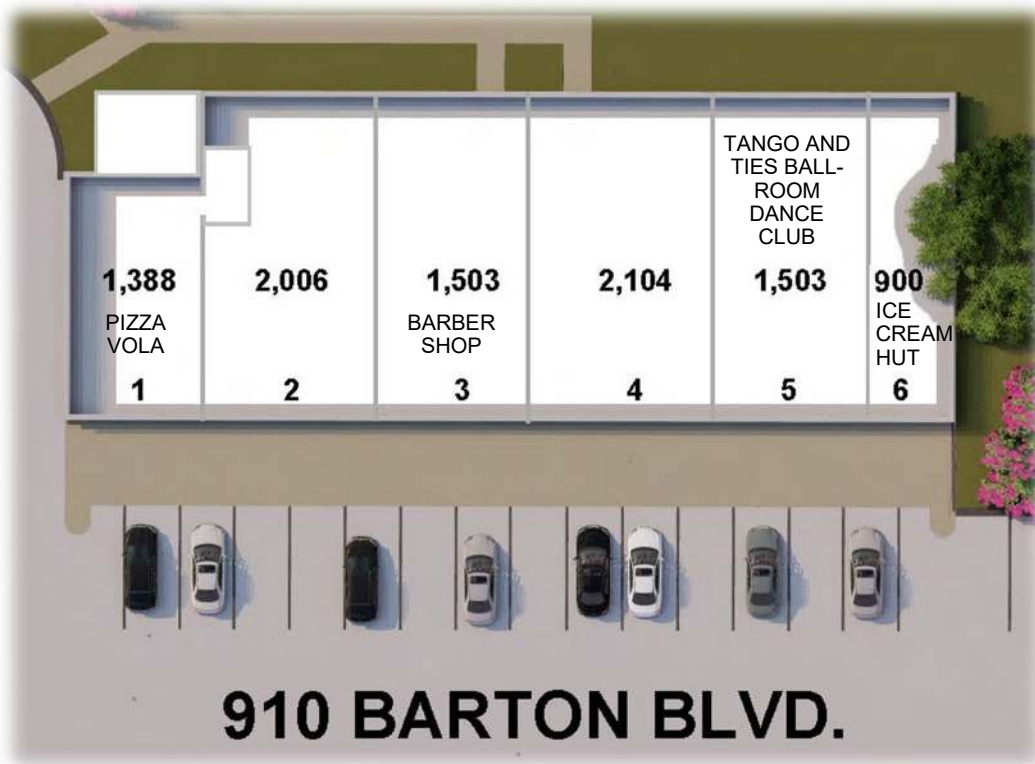


TENANT / UNIT	UNIT	SF	NOTES
THRIFTY SPECIALTY PRODUCE AND MEATS	1 - 5	33,244	LEASED
AUTUMN SEAFOOD RESTAURANT	6 - 7	3,232	LEASED
BOSS FLOORS AND MORE	8	8,456	LEASED
UNITS 9, 10	9 - 10	2,752 - 9,881	RETAIL / OFFICE
MEI'S MASSAGE THERAPY	11	1,600	LEASED
UNIT 12	12	1,600	RETAIL / OFFICE / CALL CENTER
WASH RITE LAUNDRY	13 - 14	3,200	LEASED
HOSPICE THRIFT STORE	15 - 16	3,160	LEASED

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910 BARTON BLVD.

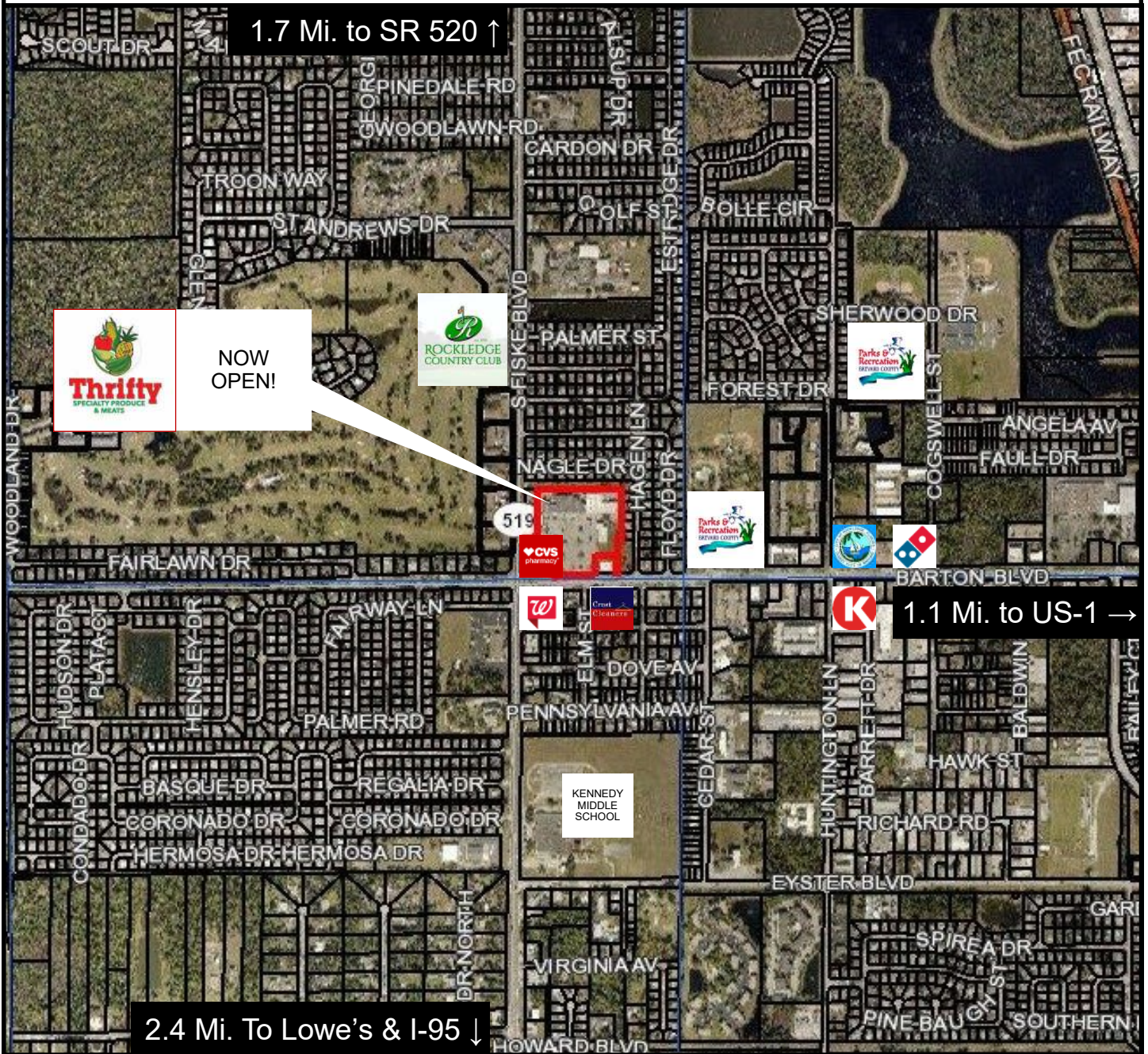
TENANT / UNIT	UNIT	SF	NOTES
PIZZA VOLA EXPRESS	1	1,388	LEASED
UNIT 2	2	2,006	RETAIL / RESTAURANT
BARBER SHOP	3	1,503	LEASED
UNIT 4	4	2,104	RETAIL / RESTAURANT / OFFICE
TANGO AND TIES BALLROOM DANCE	5	1,503	LEASED
ICE CREAM HUT	6	900	LEASED

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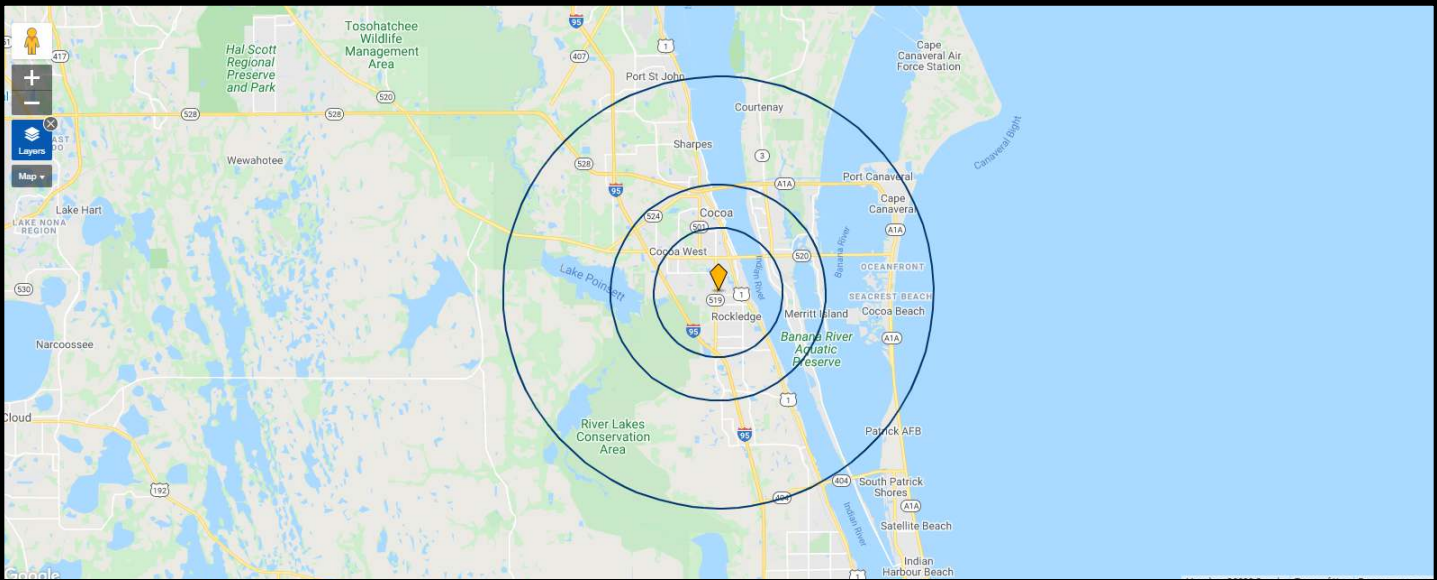
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DEMOGRAPHIC DATA*	3 MILES	5 MILES	10 MILES
2022 POPULATION	45,364	93,992	197,844
2027 PROJECTION	48,270	100,901	212,684
2021 AVG. HOUSEHOLD INCOME	\$72,141	\$76,321	\$87,978
DAYTIME EMPLOYEES - TOTAL	24,200	44,002	95,698
CONSUMER SPENDING*	3 MILES	5 MILES	10 MILES
FOOD & ALCOHOL 2021	\$139,214,942	\$304,224,349	\$695,597,329
ENTERTAINMENT, HOBBIES, PETS 2021	\$81,194,850	\$178,769,513	\$416,615,320
TOTAL CONSUMER SPENDING 2021	\$511,673,452	\$1,112,967,216	\$2,617,327,643

*Data derived from © Costar Realty Information, Inc. (2022). Accessed July 21, 2022.

TRAFFIC COUNT* (2022) - 25,849 / DAY FISKE — (2022) 16,894 / DAY BARTON

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