

THE SHOPPES AT VANDERBILT SUITE 606

FOR LEASE

2343 Vanderbilt Beach Road, Naples, FL 34109

Immediately Available



OFFERING SUMMARY

Available SF:	1,600 SF
Property Type:	Retail
Lease Rate:	\$30.00/ SF
Number Of Stories:	1
Number Of Units:	1
Lease Type:	Triple-Net
Lease Term:	Flexible

LOCATION OVERVIEW

The Shoppes at Vanderbilt is nestled in the heart of North Naples and is home to over 90 local and national businesses. With strong architectural appeal and breathtaking common areas, this beautiful retail center boasts over 220,000 square feet of leased space and caters to the highly affluent Naples market.

LEASE HIGHLIGHTS

- 200 AMP, 3-Phase Electric
- Exposed, Industrial Ceiling
- Large Glass Storefront
- Suspended LED Lighting
- 1 ADA Compliant Restroom
- LVP Flooring
- Turn-key, Move-In Ready
- Front and Rear Accessibility

PJ Hill

239-776-9803

Leasing@Shopvanderbilt.com

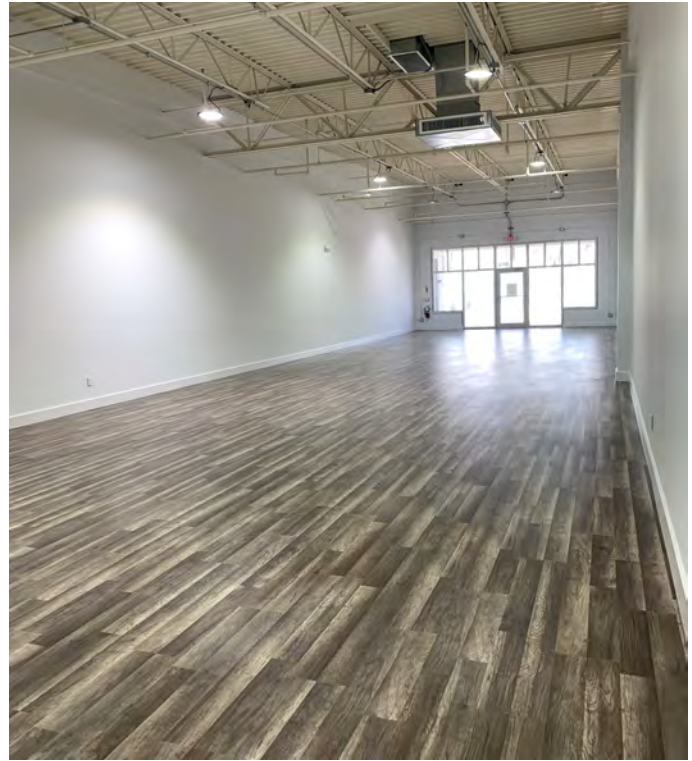


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Interior Photographs



Galleria

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Exterior Photographs



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Floor Plans

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Bay	Size (SF)	Dimensions
BAY 602-604	3200 SF	40' x 80'
BAY 606	1600 SF	20' x 80'
BAY 608	1600 SF	20' x 80'
BAY 610	1600 SF	20' x 80'
BAY 612	1600 SF	20' x 80'
BAY 614	1600 SF	20' x 80'
BAY 616	2000 SF	25' x 80'
BAY 618	1600 SF	20' x 80'
BAY 620	1600 SF	20' x 80'
BAY 622	1600 SF	20' x 80'
BAY 624	2600 SF	35' x 80'

BLDG 600

WWW.NAPLESRETAILSPACE.COM 239-594-5000

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Site Plan



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Demographics Map



A Prime and Exceptional South West Florida Location in the Heart of Naples.



1. Publix **4. Barron Collier High School** **7. Whole Foods**
2. Costco **5. The Ritz Carleton (Tiburon)** **8. Pelican Marsh Golf Club**
3. Sam's Club **6. Starbucks** **9. Oake's Farm Seed to Table**



WWW.SHOPVANDERBILT.COM 239-594-5000

Population Density

- Collier County, Florida
- Population Density: 188.2
- Total Population: 375,752
- Land Area (sq mi): 1,996.9

Traffic Count

- AADT Airport Pulling Road: 40,500
- AADT Vanderbilt Beach Road: 25,500

Local Residential Communities

- Grey Oaks
- The Strand
- Tiburon
- Pelican Marsh
- Bay Colony Estates
- Vineyards
- Quail West
- Quail Creek
- Mediterra

*Data retrieved from the U.S. Census Bureau 2020

*Data retrieved from the Florida Department of Transportation 2020



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