



Port St. Lucie, FL

SHOPPES OF VICTORIA SQUARE

27.275169, -80.355065
247-295 Port St. Lucie Boulevard | Port St. Lucie, FL 34984

CENTER SIZE: 95,243 SF



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
👤👤👤	9,565	78,485	182,250
🏠	3,301	28,012	69,771
💰	\$66,879	\$66,536	\$67,255

Anchored by one of the highest performing Winn-Dixie stores in the chain

Proven tenant stability from a strong mix of national, regional and local retailers including Dollar Tree & MetroPCS

High visibility on Port St. Lucie Blvd from 48,000+ vehicles daily with direct access to Florida Turnpike, a primary commuter route

Surrounded by a dense population of 78,000+ within 3 miles

Port St. Lucie, FL

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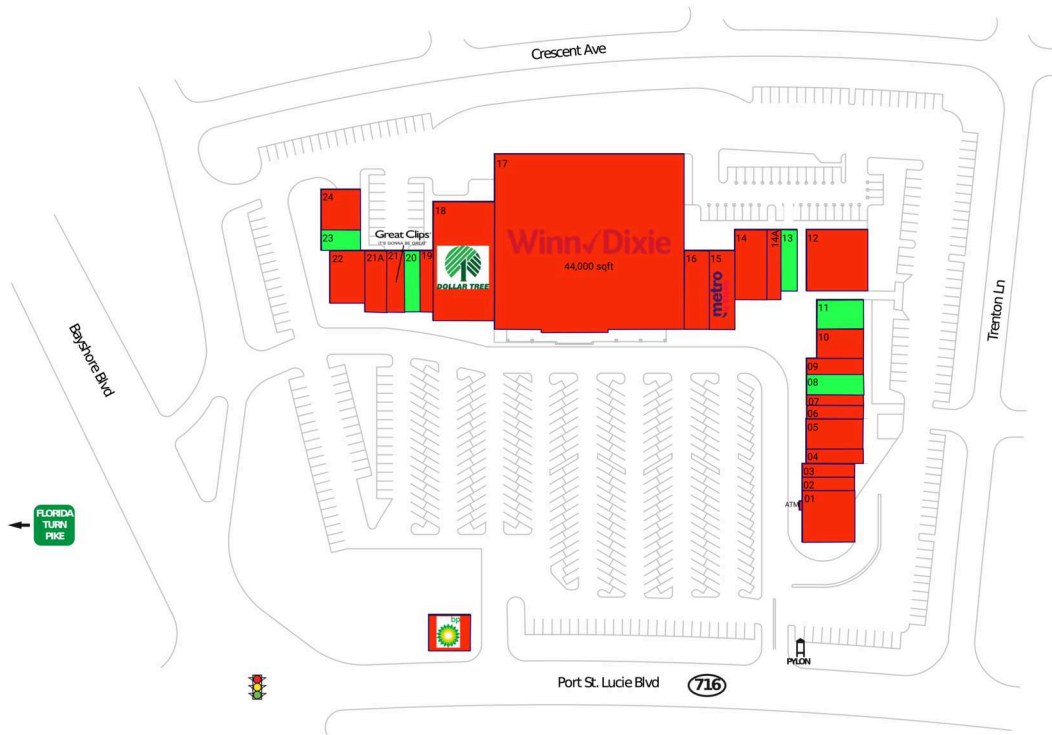
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AVAILABLE SPACE

08	1,500 SF
11	1,000 SF
13	1,300 SF
20	1,250 SF
23	1,048 SF

CURRENT RETAILERS

ATM	Seacoast National Bank	57 SF
GAS	BP Gas	1 SF
01	Florida Autism Center	3,463 SF
02	Check 'n Go	925 SF
03	Direct Auto Insurance	925 SF
04	Anthony's Pizza	1,087 SF
05	Winn-Dixie Liquor Store	2,226 SF
06	Studio 77	1,001 SF
07	Jackson Hewitt	785 SF
09	9Round	1,200 SF
10	Comcast Xfinity	1,000 SF
12	Caribbean Sports Bar and Grill	4,897 SF
14	Kaizen Karate and Fitness Dojo	2,800 SF
14A	A Better Solution Insurance Services	1,407 SF
15	MetroPCS	2,610 SF
16	Golden Spa & Salon	2,580 SF
17	Winn-Dixie	44,000 SF
18	Dollar Tree	9,504 SF
19	Hong Kong Inn	1,050 SF
21	Great Clips	1,473 SF
21A	Happy Feet	1,664 SF
22	Pueblo Viejo	2,400 SF
24	The Mofongo King	2,091 SF



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