

SUNSET SQUARE

SUNRISE



Sunset Square Shopping Center 2045 N. University Drive • Sunrise, Florida

Sunset Square Shopping Center is in the heart of Broward County at the heavily trafficked intersection of Sunset Strip and University Drive. The center enjoys easy access from both cross-streets as well as excellent visibility to the passing traffic of over 60,000 cars per day.

Market

Surrounded by the City of Sunrise's dense residential communities, Sunset Square enjoys a trade area with 180,012 people in a three-mile radius with average household incomes that exceed \$56,400.

Advantages

With impressive demographics and excellent visibility to passing traffic, Sunset Square is the preferred location for discriminating retailers.

Join our upscale retailers

- David's Bridal Warehouse
 - Planet Fitness
 - Laser Quest
 - Congas Restaurant & Nightclub
 - China Buffet
 - Shells Seafood Restaurant
- and other retailers

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5761 Bird Road Miami, FL 33155

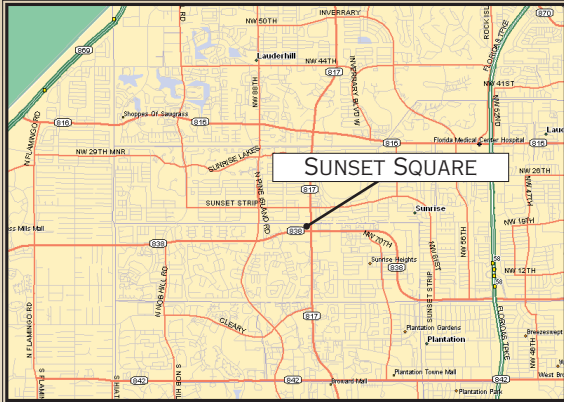
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Description	1 Mile	3 Mile	5 Mile
Population			
2007 Projection	19,590	191,502	417,672
2002 Estimate	19,137	180,012	391,286
2000 Census	18,872	175,916	381,776
Housing Units			
2007 Projection	8,967	77,580	164,601
2002 Estimate	8,590	73,568	155,729
2000 Census	8,450	72,177	152,598
Population by Race			
White	70.29%	60.53%	58.03%
Black	19.95%	30.57%	32.98%
Asian / Pacific Islander	3.42%	2.75%	2.38%
Other Races	6.34%	6.16%	6.61%
Hispanic Population	16.17%	13.06%	6.61%
2002 Estimated Households by Income			
\$150,000 or More	3.41%	3.05%	2.53%
\$100,000 - \$149,999	8.37%	6.77%	6.79%
\$ 75,000 - \$ 99,999	0.43%	9.82%	10.16%
\$ 50,000 - \$ 74,999	20.36%	20.58%	20.58%
\$ 25,000 - \$ 49,999	29.98%	32.63%	33.02%
\$ 15,000 - \$ 24,999	13.87%	14.32%	14.22%
Under \$15,000.00	13.58%	13.58%	12.75%
2002 Estimated Income			
Average HH Income	\$60,458	\$56,426	\$54,612
Median HH Income	\$43,403	\$41,997	\$41,806
Per Capita Income	\$27,311	\$22,994	\$21,656
2002 Estimated Age			
Median Age	42.82	38.12	37.76

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