

Southgate

Sebring, FL



Anchored by:

Publix Super Markets, Bealls Outlet and Dollar Tree

Two signalized intersections assure easy access

Well established community center

Average daily traffic count: 37,500

Gross leasable area: 101,621 Sq. Ft. (MOL)



SMD

Southern Management
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creating value.

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creating value.



Legend

UNIT	TENANT	SQ. FT.
2802	Bealls Outlet	25,824
2820	Available	3,000
2824	Publix Super Markets	41,997
2838	Bank of America	2,400
2902	Barber Shop	600
2904	Hair Salon	800
2904-A	Realty/USPS	1,000
2906	Dry Cleaners & Laundrymat	2,000
2918	Dollar Tree	10,000
2926	Chinese Restaurant	1,200
2930	Reserve	1,000
2934	Hungry Howie's Pizza	1,200
2938	Health Store	1,600
2940-42	Azure College	9,000

Demographics

DESCRIPTION	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Population			
2019 Projection	2,681	21,095	38,974
2014 Estimate	2,670	20,885	38,160
2010 Census	2,698	20,972	37,930
2000 Census	2,324	17,591	31,218
Population by Race			
White	89.29%	79.88%	83.10%
Black	3.16%	10.49%	8.12%
Hispanic/Other	7.55%	9.63%	8.78%
2014 Est. Average HH Income	\$41,294	\$43,321	\$45,825
2014 Est. Median HH Income	\$29,084	\$31,843	\$34,093
2014 Est. Median Age	65.6	50.8	55.0

This is a rendering and is only intended for a general depiction of space location.

FLOOR PLANS ARE NOT TO SCALE.