

# Tradewinds Shopping Center

6625 North Davis Highway, Pensacola, FL



## Features

- TJ Maxx/HomeGoods and Five Below anchored shopping center located in the heart of Pensacola's Ferry Pass retail corridor
- Situated at the intersection of I-10 and I-110, the main route to Pensacola Bay and beach communities
- Excellent visibility and prime signage opportunity
- 84,000 VPD along the six lane North Davis Highway
- Top 2% foot traffic generator for similar size centers in Florida



Leasing Contacts:

309.999.1700

leasinginfo@cullprop.com

CullinanProperties.com  
420 N Main St. East Peoria, IL



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## Tenant Roster

SPACE	TENANT	SF
100	Indian Grill	2,791
102	Scrubs & Beyond	2,710
104	T-Mobile	4,287
106	Available	2,607
108	Dior Nails	1,680
110	Taylor Dental	3,200
115	Acceleration Academies	8,040
120	Play It Again Sports	5,150
122	JY Tea	2,067
124	Available	1,403
126	Available	1,600
130	Available	35,190
135	Shoe Station	14,310
200	Massage Envy	4,600
210	TJ Maxx / Homegoods	53,250
215	Dollar General	10,030
216	Tandy Leather	2,760
220	Five Below	9,145
236	Florida Lottery	6,195
240	Re-Bath	1,736
TOTAL TENANT SF		173,014



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## Surrounding Area



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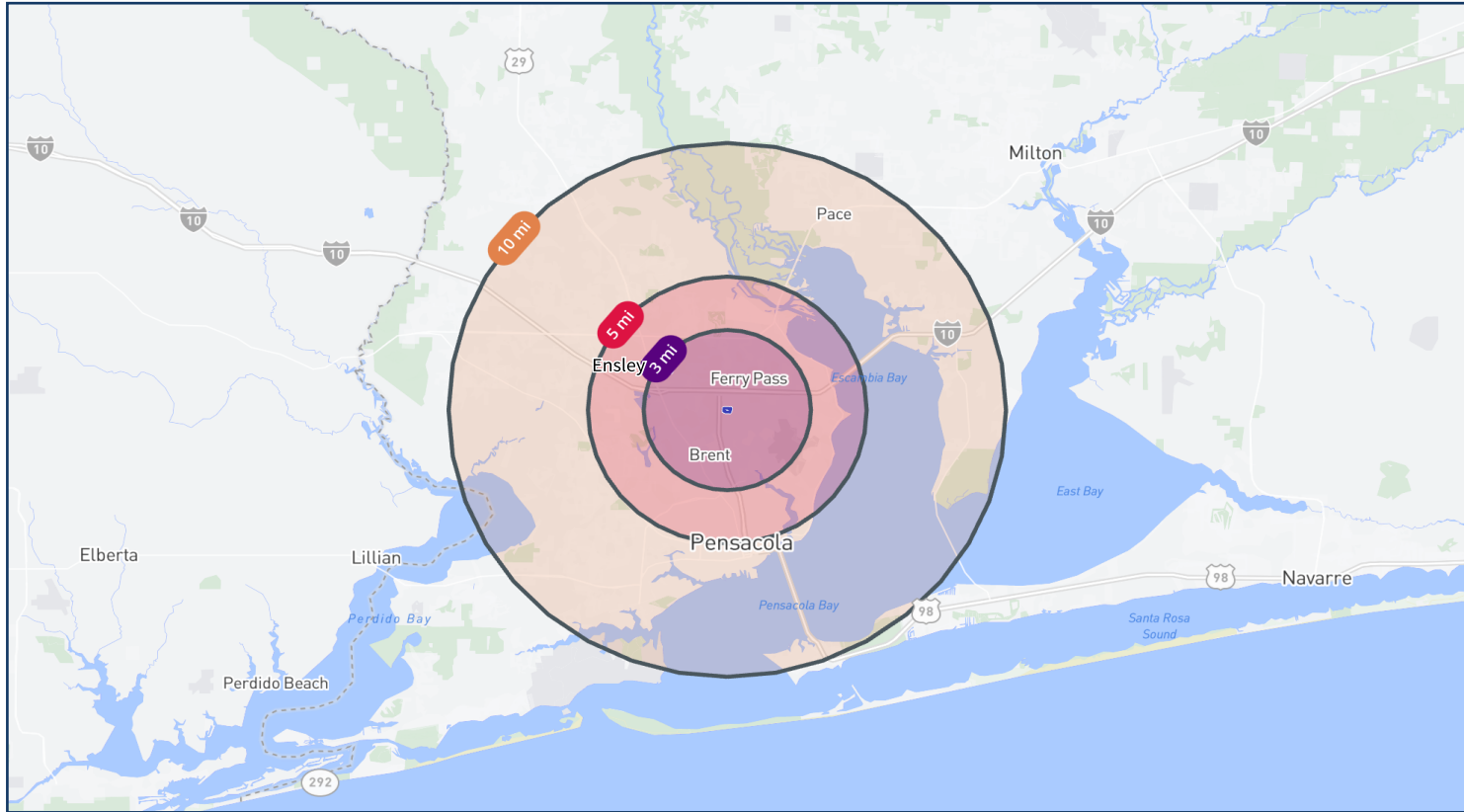
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## Demographics



Demographic	3-Mile	5-Mile	10-Mile
Population	60,760	151,614	286,974
Average HHI	\$77,518	\$82,924	\$88,034
Daytime Population	86,700	204,134	339,193
Total Households	24,406	61,716	116,603



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