

MARKET INFORMATION

- Navarre is located in Northwest Florida in Santa Rosa County, the 8th fastest growing population in Florida. (2017)
- The Navarre area has been ranked as one of the most military friendly communities in the country.
- Tourism in Santa Rosa County generates nearly \$397 million annually.
- The region is home to several military installations including Eglin Air Force Base, NAS Whiting Field, NAS Pensacola and Duke Field.
- Santa Rosa County has the 4th highest median household income in Florida.
- Santa Rosa County anticipates 1.9% population growth per year through 2025.
- Santa Rosa County is home to more than 34,000 military retirees.



LOCATION

Located in Northwest Florida on the U.S. Highway 98 corridor along the South coast of Santa Rosa County. The U.S. Highway East corridor is seven miles including the communities of Navarre and Midway with an average daily traffic of 41,000.

- Pensacola, Florida 23 miles
- Ft. Walton, Florida 31 miles
- Mobile, Alabama 83 miles

NAVARRE SQUARE MARKET INFORMATION



Jim Wilson & Associates, LLC

2660 East Chase Lane, Suite 100, Montgomery, Alabama 36117-7024
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THE CENTER

69,000-square-foot neighborhood shopping center featuring a grocer, specialty stores, restaurants and two outparcels.

FEATURED TENANTS

Winn Dixie, Tropical Smoothie Cafe, Dollar Tree, Subway, UPS, Pizza Hut, McDonald's and Kentucky Fried Chicken.

MAJOR EMPLOYERS

- Santa Rosa County School District
- Federal Government
- Federal Military
- Santa Rosa Medical Center
- Walmart

TRADE AREA / DEMOGRAPHICS

DEMOGRAPHICS	5 Mile	10 Mile	20 Mile
2023 Population	43,017	68,680	232,252
2028 Projected Population	46,528	77,109	247,764
2023 Avg. Household Income	\$113,317	\$110,332	\$115,703
2023 Households	16,592	26,284	93,802

DRIVE TIME	5 Minute	10 Minute	20 Minute
2023 Population	10,260	30,588	70,974
2028 Projected Population	10,655	32,922	79,430
2023 Avg. Household Income	\$112,320	\$112,105	\$112,224
2023 Households	3,912	12,132	27,407

CONTACT INFORMATION

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NAVARRE SQUARE
GENERAL INFORMATION/DEMOGRAPHICS



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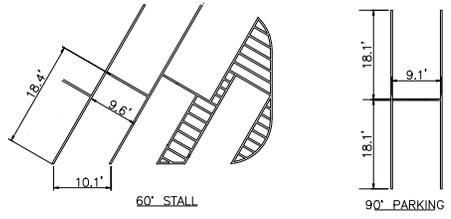


NAVARRE SQUARE AERIAL / RETAILERS



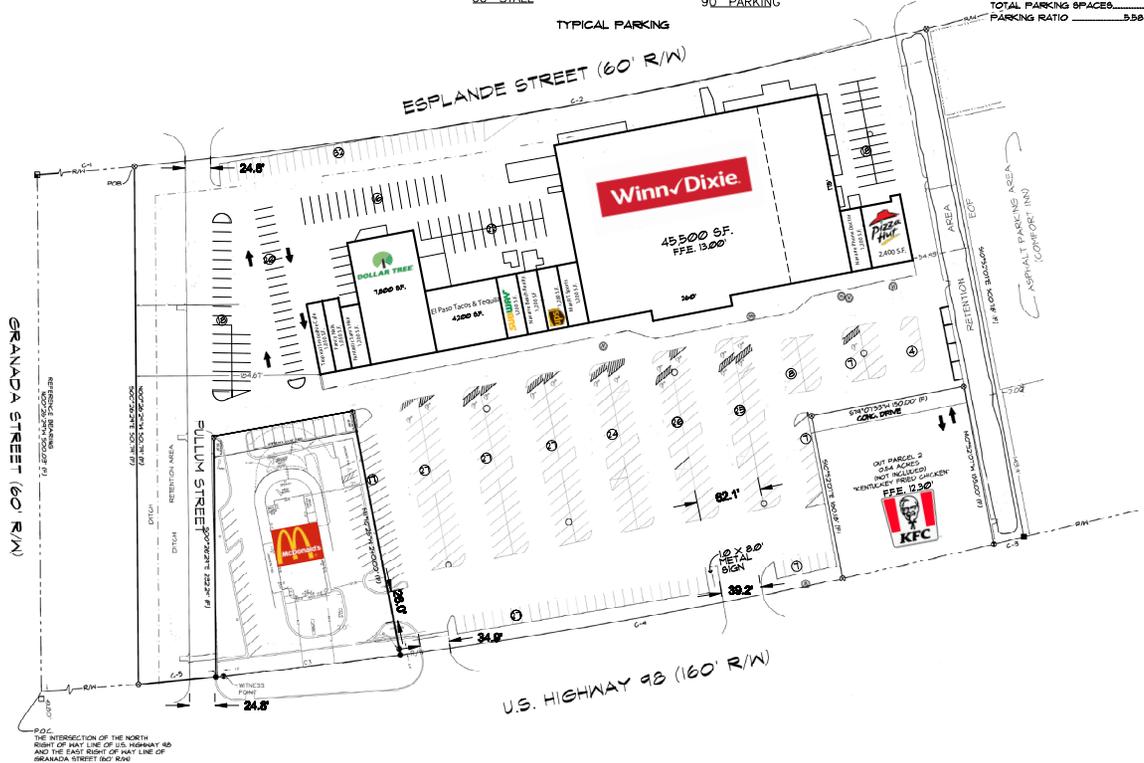
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TABULATIONS

WINN-DIXIE	45,500 SF.
DOLLAR TREE	1,600 SF.
MISCELLANEOUS SHOPS	19,300 SF.
TOTAL BUILDING AREA	66,400 G.S.F.
LAND AREA (SHOPPING CENTER)	5.95 ACRES
LAND TO BUILDING RATIO	0.12 TO 1
LAND AREA (OUTPARCELS)	1.39 ACRES
EXISTING STANDARD PARKING	370 SPACES
EXISTING HANDICAP SPACES	16 SPACES
TOTAL PARKING SPACES	386 SPACES
PARKING RATIO	5.88 SPACES/1000 SF.



NAVARRE SQUARE SHOPPING CENTER

NAVARRE SQUARE
SITE PLAN



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