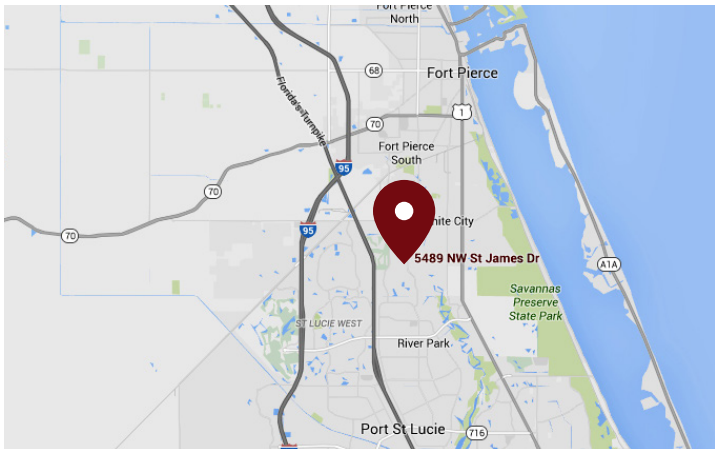
Publix #0819 - Publix at St. Andrews

5455 - 5489 NW St. James Drive
Port St. Lucie, FL 34983
Lat 27.355, Long -80.357

FULLY LEASED

PROPERTY HIGHLIGHTS

- St. Lucie County Market
- Publix-Anchored Neighborhood Center
- Ideal for Local, National, and Regional Retailers
- Great Parking and Easy Access
- Combined Traffic Count: 17,200 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	4,457	52,235	118,430
Daytime Population	3,876	47,270	115,685
Total Households	1,800	20,428	47,221
Avg. HH Income	$95,508	$80,680	$78,293

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Dylan Silverman

Main: **407.423.5400** | Cell: **321.614.0272** | **dsilverman@crossmanco.com**
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Crossman & Company
www.crossmanco.com

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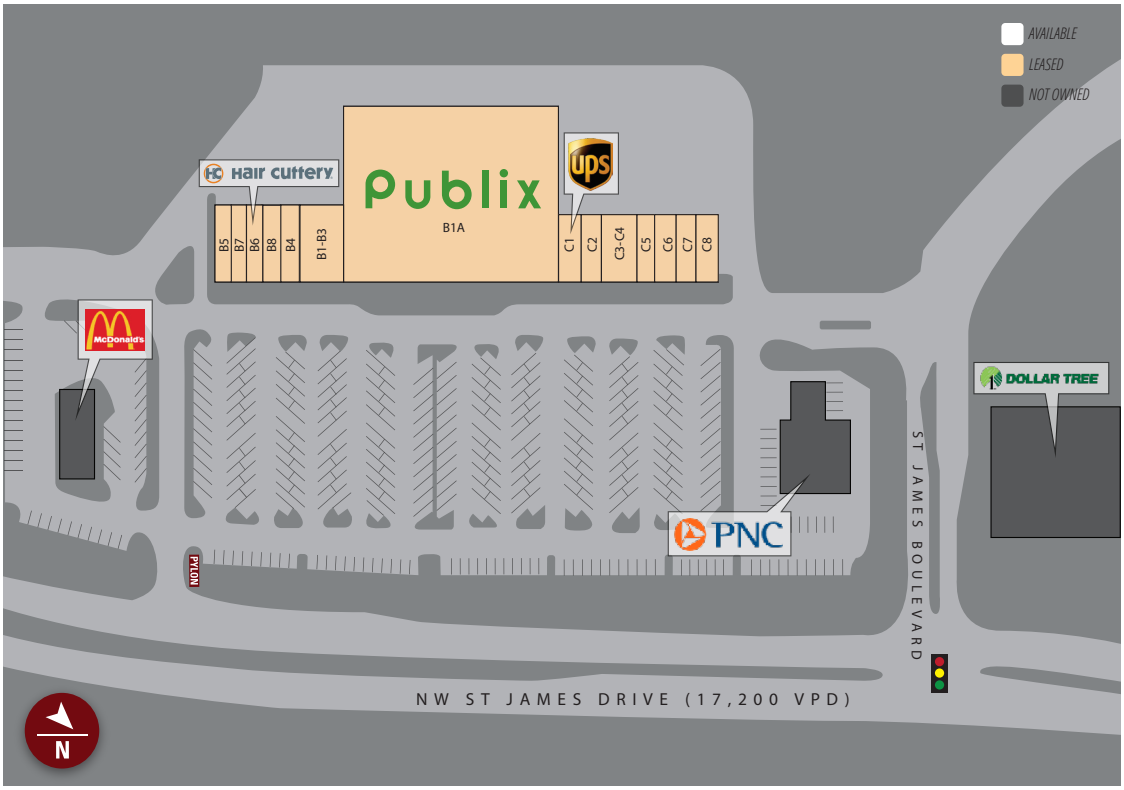

SITE PLAN

Suite	Tenant	Size
ANC	Publix	44,271
B5/5455	Dunkin Donuts	1,400
B7/5457	Mav's Ice Cream	1,050
B6/5459	Hair Cuttery	1,050
B8/5461	Lagree Pilates	1,400
B4/5463	Crystal Clear Pools	1,400
B1/5465-B3/5467	Home Plate Liquors	4,200
C1/5475	UPS Store	1,400
C2/5477	Dr. Gregorio Aquino, DDS	1,400
C3/5479-C4/5481	Future Fitness Martial Arts	2,800
C5/5483	Total Care Wellness Center (Chiropractic Office)	1,400
C6/5485	China Star	1,050
C7/5487	PSL Nails	1,050
C8/5489	Café in Havana	1,400

TOTAL 65,621

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY
119,600

EST. # OF VISITS ANNUALLY
913,500

AVG. VISITS / CUSTOMER
7.64

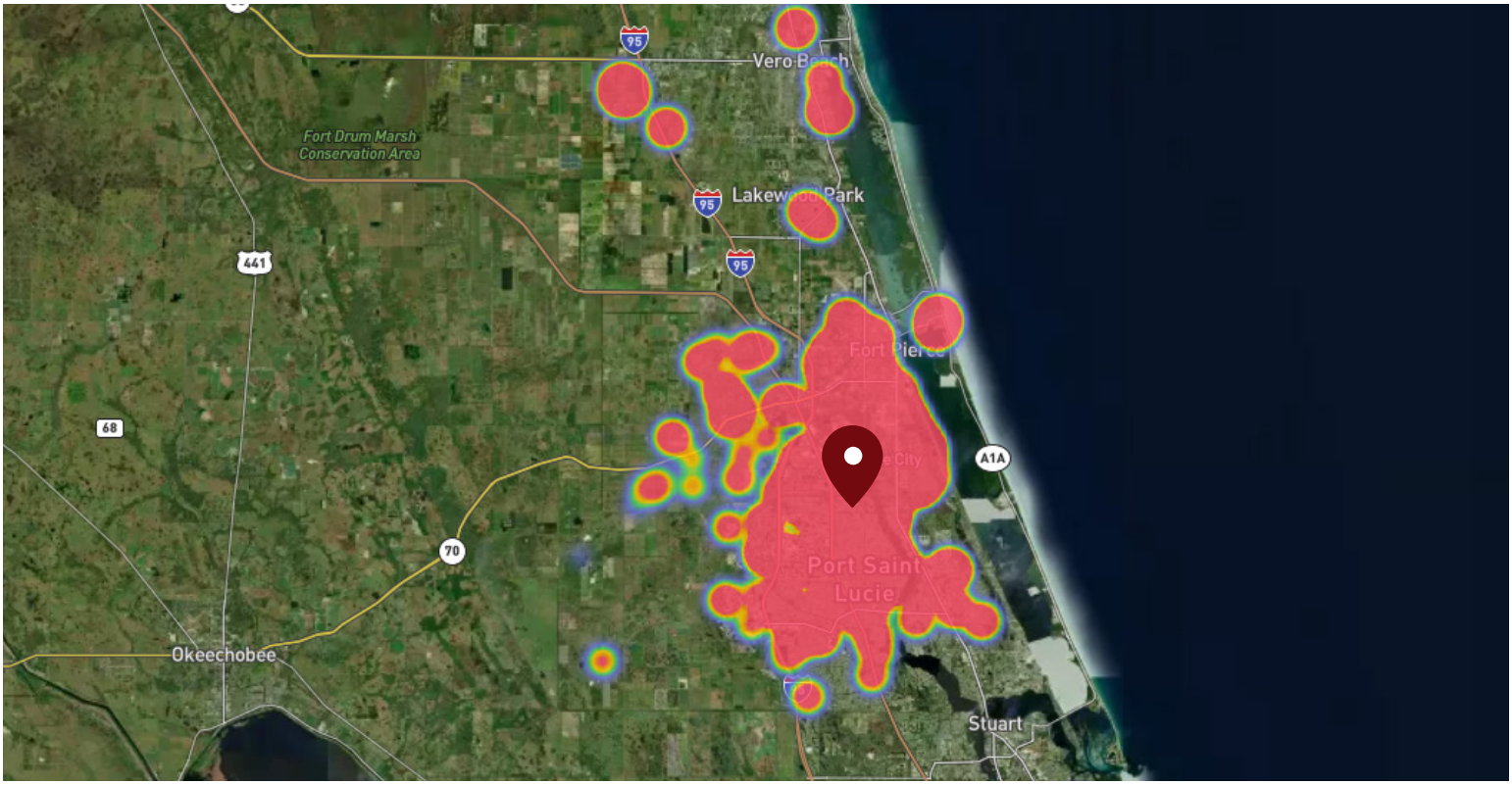
AVG. LENGTH-OF-STAY / VISIT
32 Min

TOP 3 DAYS	# OF VISITS
Sunday	154,337
Friday	137,687
Monday	129,910

TOP 3 HOURS	# OF VISITS
5-6 PM	156,761
4-5 PM	147,964
6-7 PM	131,293

Data provided by Placer Labs Inc. (www.placer.ai) March 1, 2022 - February 28, 2023

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

Data provided by Placer Labs Inc. (www.placer.ai)

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