



# North Hills Square Shopping Center

4650 N. University Drive, Coral Springs, FL 33067

Coordinates:

Latitude: 26.2882

Longitude: -80.2525

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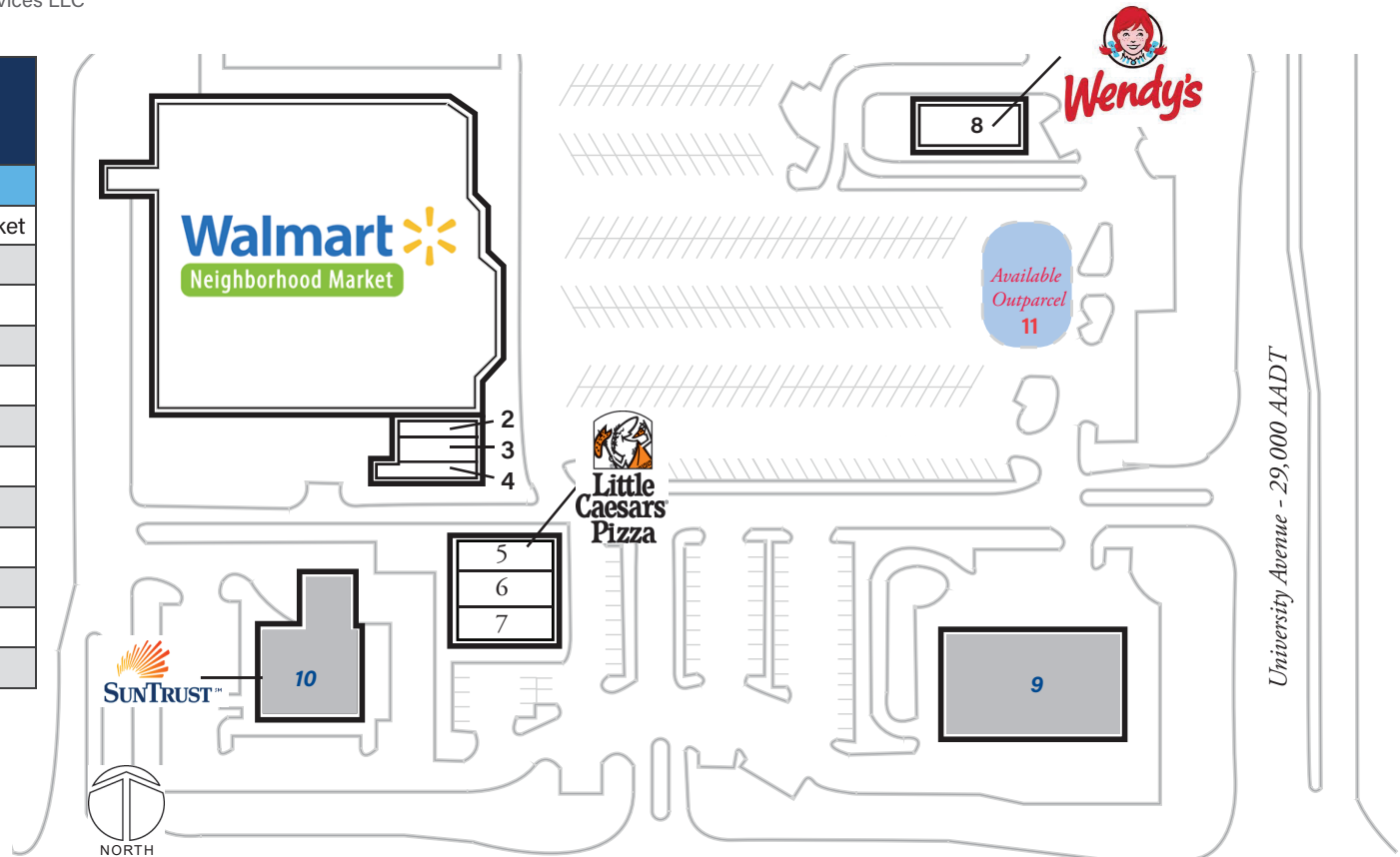
Property managed by Inland Commercial Real Estate Services LLC

## Store Listing

Center Size: 63,829 Sq. Ft.

| Unit # | Sq. Ft.   | Tenant                      |
|--------|-----------|-----------------------------|
| 1      | 52,024 SF | Walmart Neighborhood Market |
| 2      | 1,200 SF  | Real Estate II              |
| 3      | 1,200 SF  | Mixed Martial Arts          |
| 4      | 1,600 SF  | Main Street Barbershop      |
| 5      | 1,800 SF  | Little Caesar's             |
| 6      | 805 SF    | Mona's II                   |
| 7      | 2,200 SF  | Manhattan Bagel             |
| 8      | 3,000 SF  | Wendy's                     |
| 9      |           | <i>University Wiles</i>     |
| 10     |           | <i>Suntrust Bank</i>        |
| 11     |           | Available Outparcel         |

*Items in blue and italicized are owned by others.*



Wiles Road - 27,000 AADT

11/2024

**2024**  
Demographics Estimate

|         | Resident Population | Households | Average HH Income |
|---------|---------------------|------------|-------------------|
| 1 Mile  | 15,838              | 5,591      | \$133,346         |
| 3 Miles | 126,856             | 43,527     | \$141,529         |
| 5 Miles | 303,856             | 109,045    | \$134,875         |



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