

# Nicholas Retail Center

## 290 Nicholas PKWY NW

### Cape Coral, FL 33333



Starting at  
**1,875 SF**

**Retail Space For Lease! \$12-\$16 SQFT**

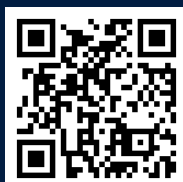
### **Listing Details**

**Rental Rate:** \$12-\$16 SF/Yr  
**Space Available:** 1,875  
**Max Contiguous:** 3,750 SF  
**Center Type:** Neighborhood Center  
**Stores:** 20  
**Center Properties:** 1  
**Frontage:** 525 ft on Nicholas Pky NW



Grow your business by occupying a space at the Nicholas Retail Center! Each unit offers 1,875 SQFT of space and contiguous spaces available! These spacious units are suited for each business! Located across the street from Pine Island Marketplace, your business will be recognized instantly with the heavy traffic flow. Show off your business name on the large marquee signage that faces both directions on Nicholas Parkway.

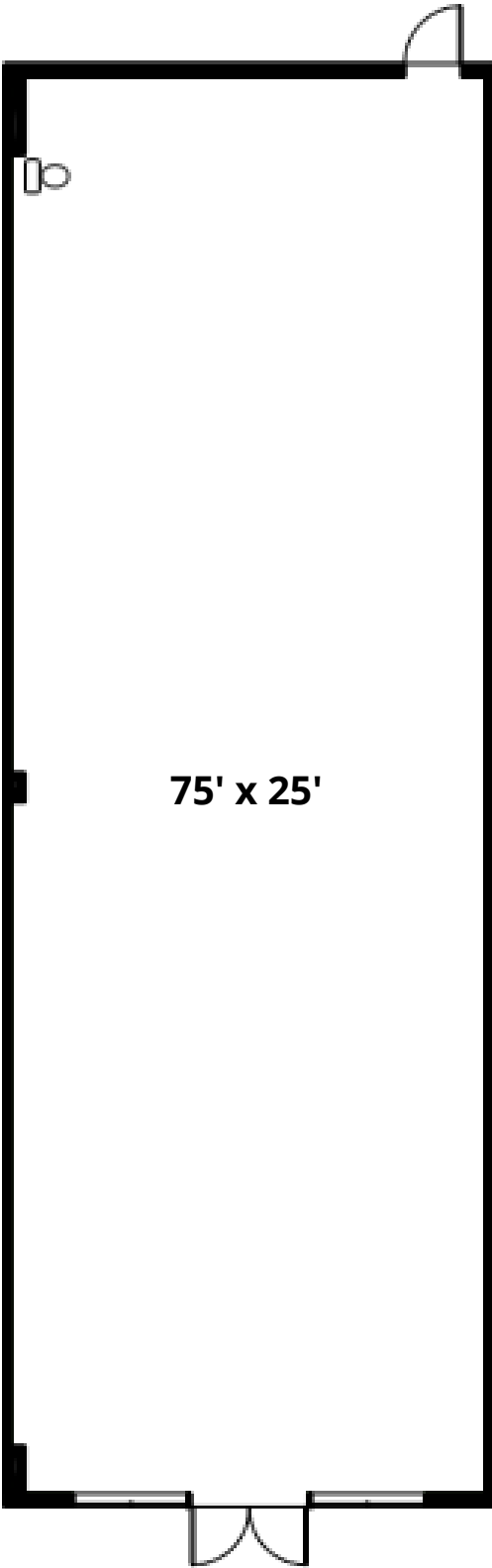
**Follow us!**



Bonnie Popescu © Commercial & Residential  
Sales/Leasing Management  
(239) 628-7733  
bonnie@fhrpropertymanagement.com



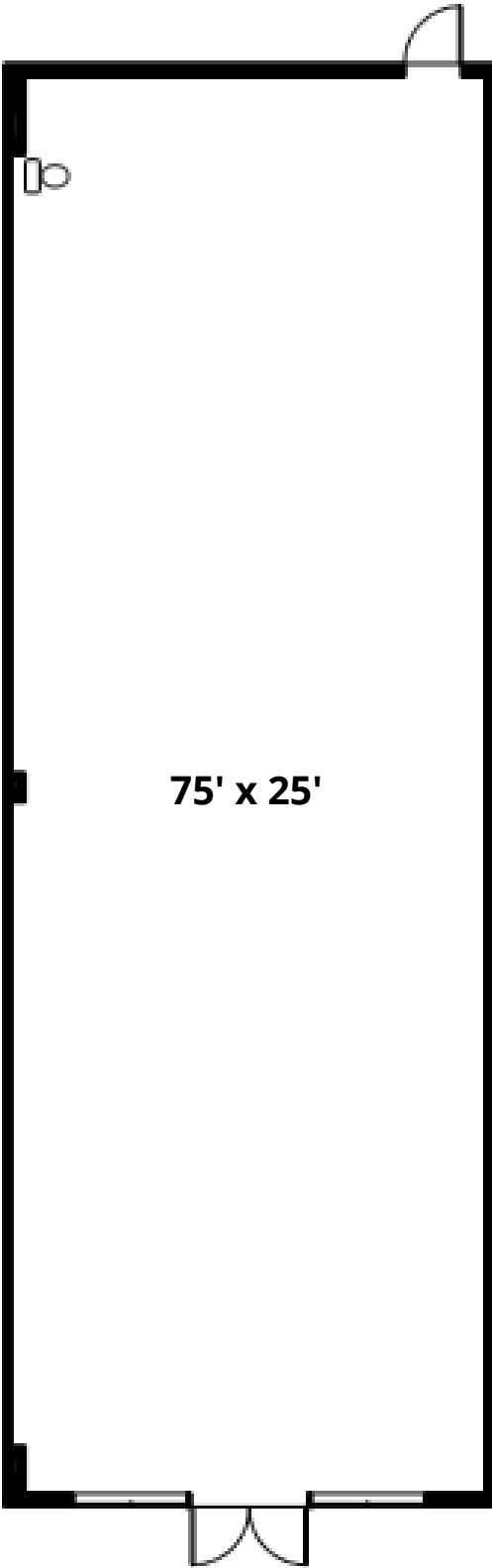
290 NICHOLAS PARKWAY NW  
SUITE 2  
CAPE CORAL, FL



TOTAL USABLE AREA                      1875 sq. ft.

Prepared exclusively for Bonnie Popeacu.  
©2019 Precision Floorplans, Inc. This document is the copyright property of Precision Floorplans, Inc.  
Any other use may not copy, modify, reproduce, republish, distribute, display or transmit for commercial, nonprofit or public purposes all or  
any portion of this document except to the extent authorized by Precision Floorplans, Inc. (202) 588-5611/precisionfloorplans@earthlink.net  
Copyright infringement (Title 17 Chapter 5 Section 501) in the U.S. Federal Court.  
ALL INFORMATION IS DEEMED RELIABLE NOT GUARANTEED

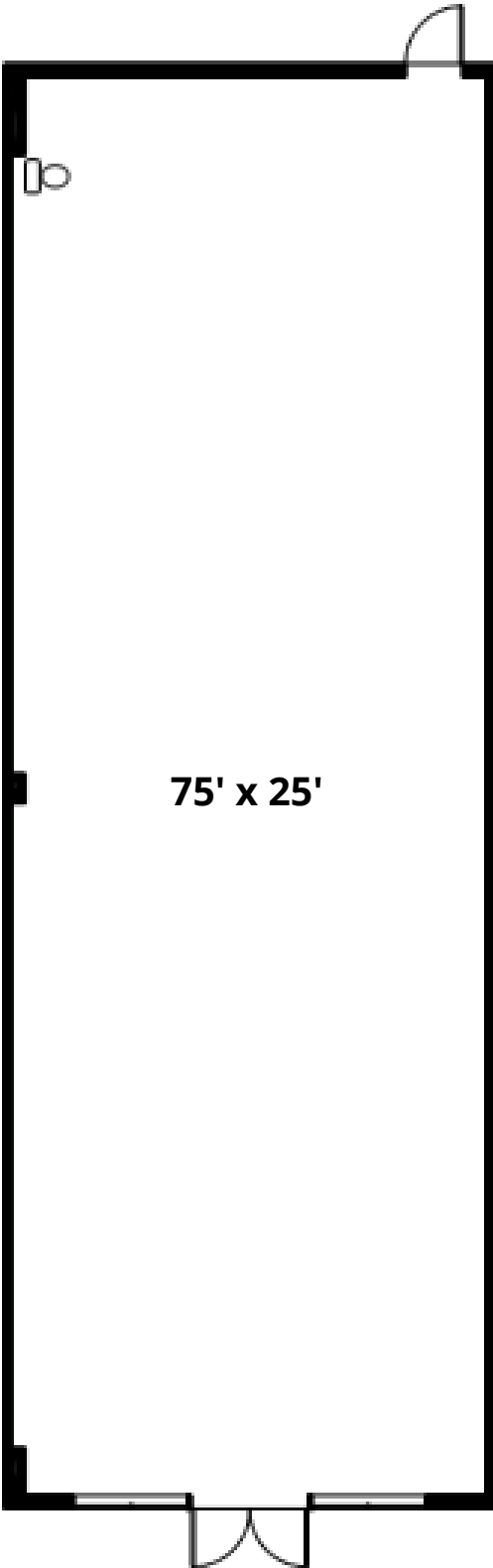
290 NICHOLAS PARKWAY NW  
SUITE 4  
CAPE CORAL, FL



TOTAL USABLE AREA                      1875 sq. ft.

Prepared exclusively for Bonnie Popeacu.  
©2019 Precision Floorplans, Inc. This document is the copyright property of Precision Floorplans, Inc.  
Any other use, may not copy, modify, reproduce, republish, distribute, display or transmit for commercial, nonprofit or public purposes all or  
any portion of this document except to the extent authorized by Precision Floorplans, Inc. (202) 588-5611/precisionfloorplans@gmail.com  
Copyright infringement (Title 17 Chapter 5 Section 501) in the U.S. Federal Court.  
ALL INFORMATION IS DEEMED RELIABLE NOT GUARANTEED

290 NICHOLAS PARKWAY NW  
SUITE 7  
CAPE CORAL, FL



TOTAL USABLE AREA                      1875 sq. ft.

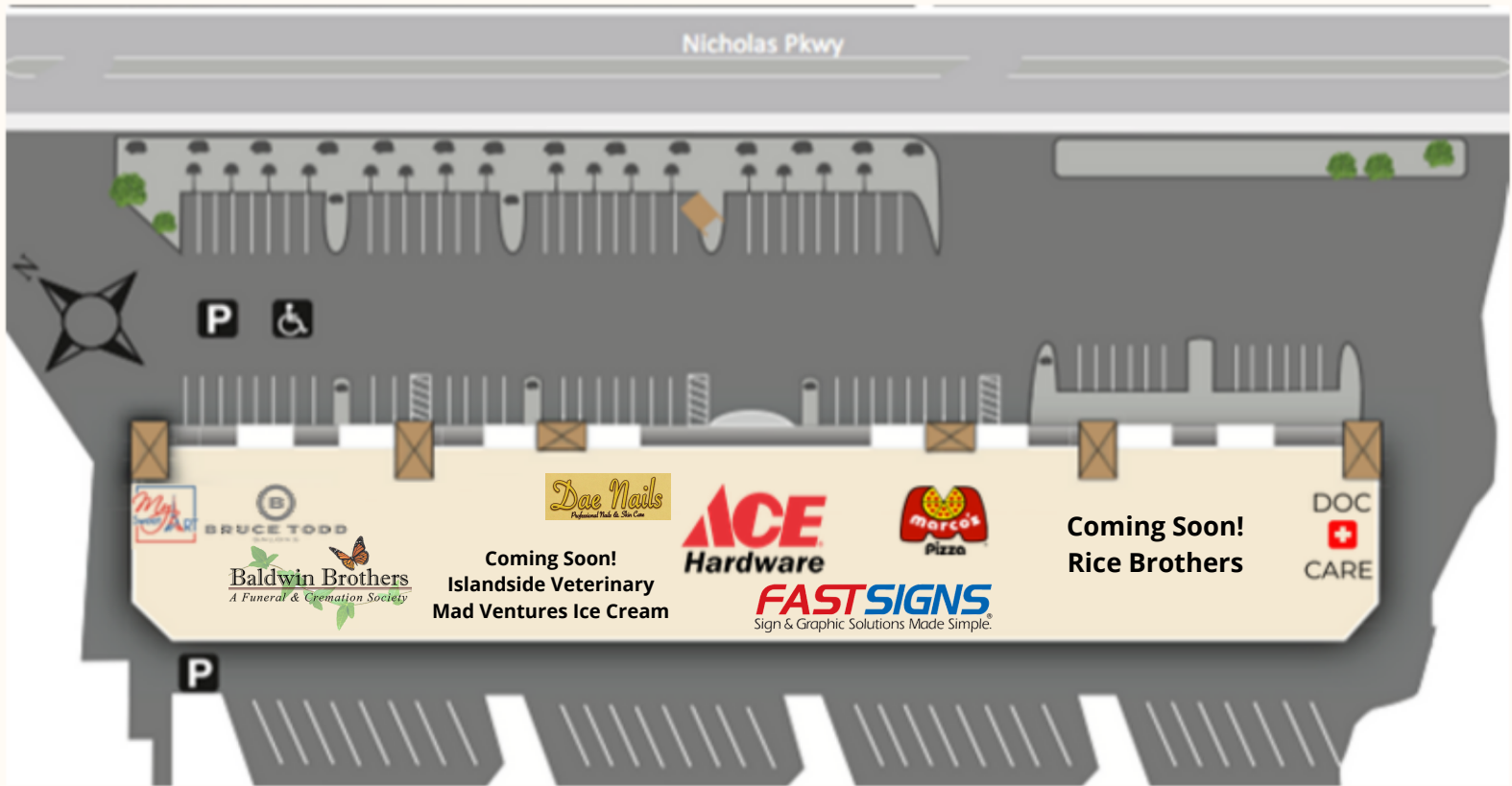
Prepared exclusively for Bonnie Popeacu.  
©2019 Precision Floorplans, Inc. This document is the copyright property of Precision Floorplans, Inc.  
Any other use may not copy, modify, reproduce, republish, distribute, display or transmit for commercial, nonprofit or public purposes all or  
any portion of this document except to the extent authorized by Precision Floorplans, Inc. (202) 688-5611/precisionfloorplans@gmail.com  
Copyright infringement (Title 17 Chapter 5 Section 501) in the U.S. Federal Court.  
ALL INFORMATION IS DEEMED RELIABLE NOT GUARANTEED

Population	1 Mile	3 Mile	5 Mile
2019 Total Population:	2,566	58,015	140,909
2024 Population:	2,873	65,435	158,059
Pop Growth 2019-2024:	11.96%	12.79%	12.17%
Average Age:	37.3	39	40.6

Collection Street	Cross Street	Traffic Volume	Count Year
Nicholas Pky NW	SW Pine Island Rd	4,221	2018
SW Pine Island Rd	Nicholas Pky NW	15,389	2018
SW Pine Island Rd	Nicholas Pky NW	15,830	2018
Nicholas Pky NW	SW Pine Island Rd	3,651	2018
SW Pine Island Rd	Skyline Blvd	14,662	2018
SW 10th Pl	SW Pine Island Rd	768	2018
Skyline Blvd	SW 4th St	4,521	2018
SW Pine Island Rd	Skyline Blvd	11,741	2018
Hancock Bridge Pky	Santa Barbara Blvd	3,597	2018
SW Pine Island Rd	NE Pine Island Rd	19,985	2018

Nicholas  
Retail  
Center  
located here

**ACROSS FROM:**  
★ ★ ★ ★ ★ ★ ★ ★ ★ ★  
**WAL★MART**  
**KOHL'S**  
*Michaels*  
**OfficeMax**  
**FAMOUS FOOTWEAR**  
**DRESS BARN**



Follow us!



Bonnie Popescu © Commercial & Residential  
Sales/Leasing Management  
(239) 628-7733  
bonnie@fhrpropertymanagement.com

