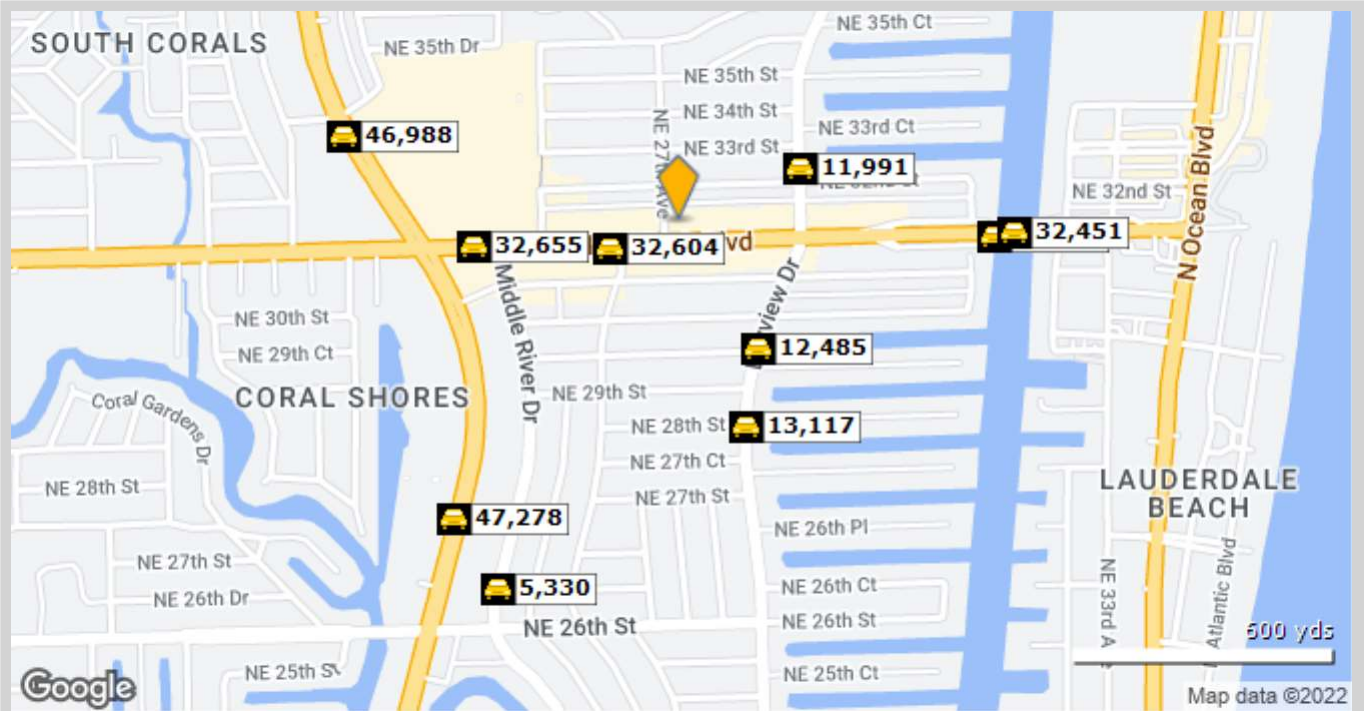


Traffic Count Report

2701-2709 E Oakland Park Blvd, Fort Lauderdale, FL 33306

Building Type: **General Retail**
 Secondary: **Storefront Retail/Office**
 GLA: **9,781 SF**
 Year Built: **1961**
 Total Available: **5,450 SF**
 % Leased: **77%**
 Rent/SF/Yr: **\$28.00**



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	East Oakland Park Boulevard	NW 26th Ter	0.02 E	2022	32,604	MPSI	.09
2	Bayview Dr	NE 32nd St	0.02 S	2022	11,991	MPSI	.18
3	Bayview Dr	NE 29th Ct	0.01 S	2022	12,485	MPSI	.20
4	E Oakland Park Blvd	Middle River Dr	0.04 E	2022	32,655	MPSI	.27
5	Bayview Drive	NE 28th St	0.00 NE	2022	13,117	MPSI	.28
6	East Oakland Park Boulevard	W Oak PkAcces	0.01 W	2022	25,708	MPSI	.42
7	E Oakland Park Blvd	W Oak PkAccess Rd	0.03 W	2022	32,451	MPSI	.45
8	N Federal Hwy	NE 33rd Ct	0.02 NW	2022	46,988	MPSI	.46
9	N Federal Hwy	NE 26th St	0.16 S	2022	47,278	MPSI	.49
10	Middle River Dr	NE 26th St	0.06 S	2022	5,330	MPSI	.54