

MOUNT VERNON PLAZA

OAKMONT
CAPITAL RESOURCES, INC.
• Licensed Real Estate Broker •

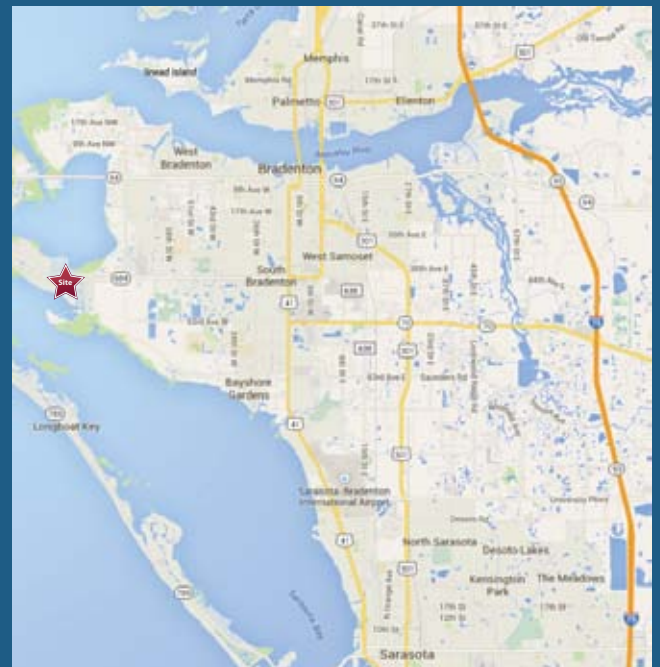


9516 Cortez Rd West, Bradenton, FL 34210

- Vacancies: 1,636 SF up to 8,712 SF
- Located in West Cortez Road
- Great Location Near Beaches
- Good Traffic Count on Cortez Road
- Pass Throughs #3.50
- Ample Parking

AREA INFORMATION

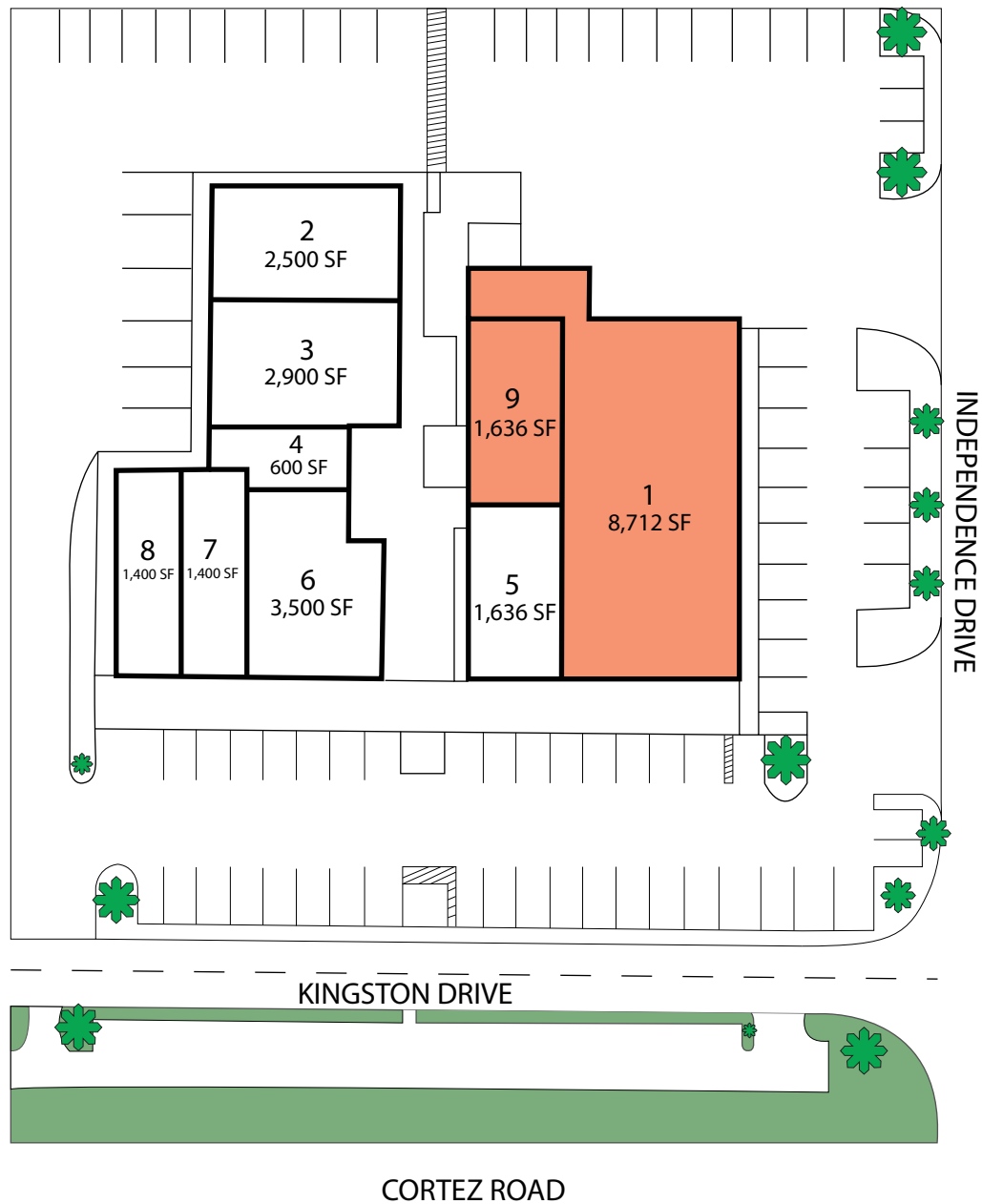
Projected 2019 Data	1 Mile	3 Mile	5 Mile
Population	3,747	29,435	90,621
Households	1,994	14,647	42,512
Average Households Income	\$66,995	\$65,892	\$67,621
Traffic Count	Cortez Road West 25,500 75th St West-South of Cortez Road West 10,600		



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Unit	Tenant	Area	Unit	Tenant	Area
1	Available	8,712 SF	6	Judy's	3,500 SF
2	E.F.E.L.T	2,500 SF	7	Len Simpson	1,400 SF
3	MT Vernon Bingo	2,900 SF	8	American Lock & Key	1,400 SF
4	A Hair Day Salon	600 SF	9	Available	1,636 SF
5	Palma Sola Thrift	1,636 SF			

