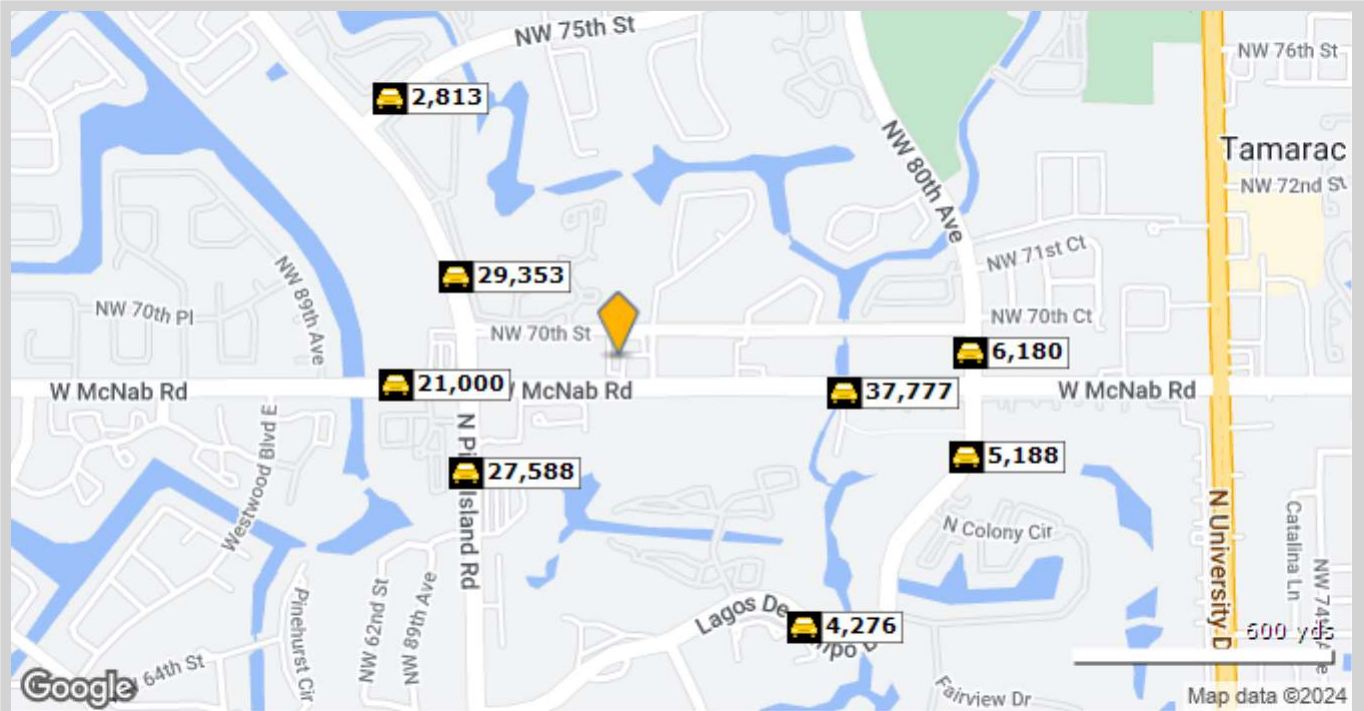


Traffic Count Report

Colony Center

8401-8463 W McNab Rd, Tamarac, FL 33321

Building Type: **General Retail**
 Secondary: **Storefront Retail/Office**
 GLA: **24,814 SF**
 Year Built: **1976**
 Total Available: **5,100 SF**
 % Leased: **79.45%**
 Rent/SF/Yr: **\$18.00**



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	NW 88th Ave	Woodmont Ave	0.10 NW	2022	29,353	MPSI	.24
2	N Pine Island Rd	NW 67th Ct	0.08 S	2022	27,588	MPSI	.25
3	W McNab Rd	NW 89th Ave	0.05 E	2022	22,211	MPSI	.29
4	W McNab Rd	NW 89th Ave	0.05 E	2017	21,000	MPSI	.29
5	West McNab Road	Walden Pond Ln	0.10 NW	2022	37,777	MPSI	.31
6	Lagos de Campo Boulevard	Sands Point Blvd	0.10 NW	2022	4,276	MPSI	.43
7	NW 75th St	Woodmont Greens	0.06 NE	2022	2,813	MPSI	.46
8	NW 80th Ave	NW 70th St	0.03 N	2022	6,180	MPSI	.47
9	Lagos de Campo Blvd	N Colony Cir	0.09 SW	2022	5,185	MPSI	.48
10	Lagos de Campo Blvd	N Colony Cir	0.09 SW	2021	5,188	MPSI	.48

