



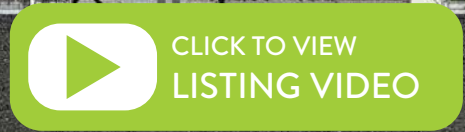
FOR LEASE

# MIDTOWN MARKETPLACE

Cypress Parkway, Babcock Ranch, FL



PUBLIX ANCHORED CENTER



Artist's rendering. Subject to change.

KIM FITZGERALD  
DIRECTOR OF COMMERCIAL LEASING  
kfitzgerald@kitsonpartners.com  
941.676.7254  
BabcockRanchForBusiness.com



BABCOCK RANCH

KITSON  
& PARTNERS

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

# Property Overview

## HIGHLIGHTS

- Proposed ±140,000 SF Publix Anchored Center
- Outparcel and inline space available
- Multiple endcap restaurants with patios available
- Babcock Ranch is an 18,000 acre “new town” development in Southwest Florida which is planned for 21,000 residential units and ±60,000 residents
- Entitled for 6 million square feet of commercial space
- Babcock Ranch is a top 5 selling master-planned community in the country
- First city in the United States powered by Solar Energy



MIDTOWN  
MARKETPLACE  
**EXECUTIVE SUMMARY**

KIM FITZGERALD  
DIRECTOR OF COMMERCIAL LEASING  
kfitzgerald@kitsonpartners.com  
941.676.7254  
BabcockRanchForBusiness.com



**BABCOCK RANCH**  
KITSON  
& PARTNERS



**MIDTOWN  
MARKETPLACE  
BABCOCK RANCH MAP**

**KIM FITZGERALD**  
 DIRECTOR OF COMMERCIAL LEASING  
 kfitzgerald@kitsonpartners.com  
 941.676.7254  
 BabcockRanchForBusiness.com

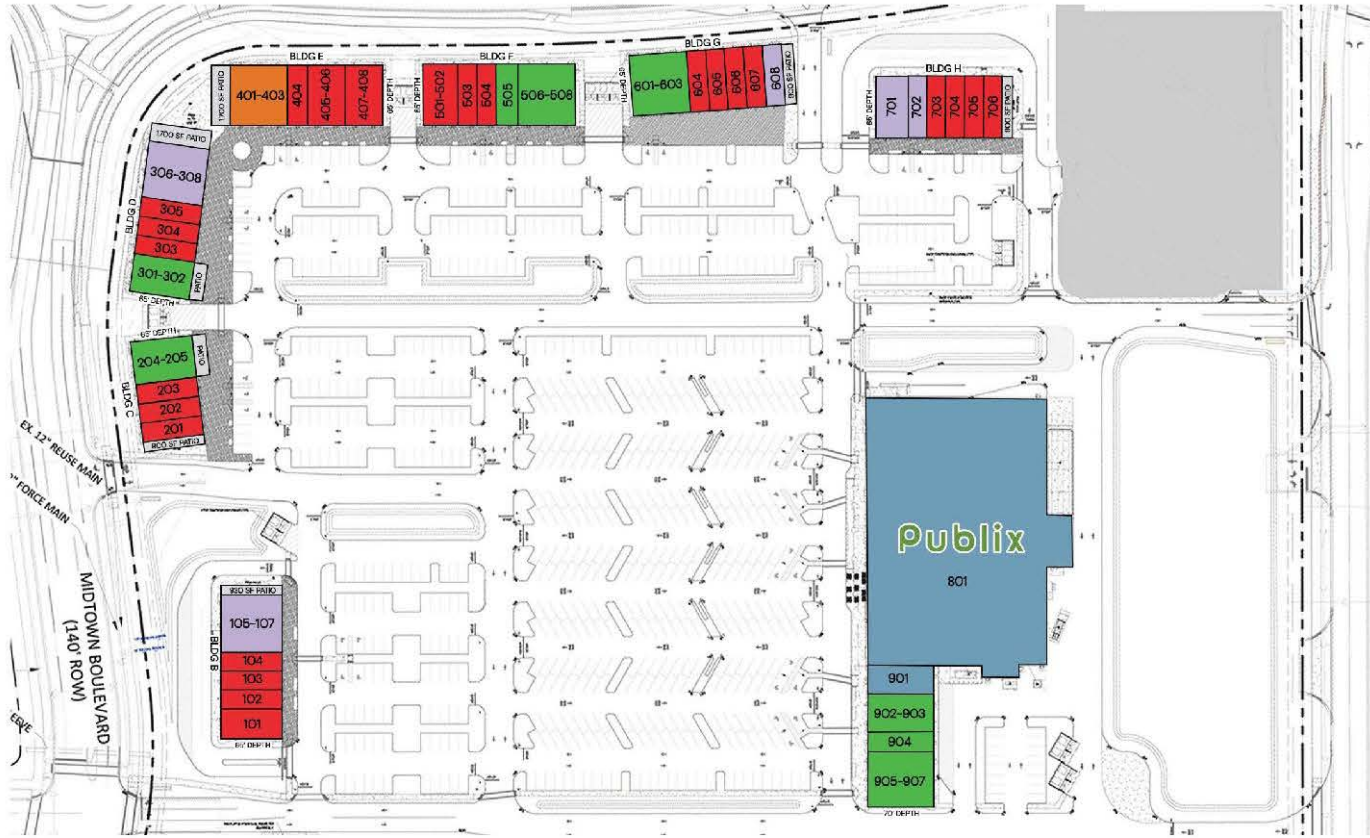


**BABCOCK RANCH  
KITSON  
& PARTNERS**

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

**LEGEND**

- LEASED
- AT LEASE
- AT LOI
- IN DISCUSSIONS
- AVAILABLE



## Tenant Roster

101	Available	2,400 SF	303	Available	1,300 SF	504	Available	1,300 SF	702	At LOI	1,300 SF
102	Available	1,110 SF	304	Available	1,300 SF	505	Optical at lease	1,500 SF	703	Available	1,300 SF
103	Available	1,300 SF	305	Available	1,300 SF	506-508	Dentist at lease	4,200 SF	704	Available	1,300 SF
104	Available	1,300 SF	306-308	At LOI	3,900 SF	601-603	Paint Store at lease	4,000 SF	705	Available	1,300 SF
105-107	At LOI	3,900 SF	401-403	In Discussions	3,900 SF	604	Available	1,200 SF	706	Available	1,300 SF
201	Available	1,700 SF	404	Available	1,300 SF	605	Available	1,300 SF	801	Publix	55,701 SF
202	Available	1,300 SF	405-406	Available	2,600 SF	606	Available	1,300 SF	901	Publix Liquors	2,100 SF
203	Available	1,300 SF	407-408	Available	2,600 SF	607	Available	1,300 SF	902-903	Nail Spa at lease	3,000 SF
204-205	Chicken Restaurant at lease	2,600 SF	501-502	Available	2,100 SF	608	At LOI	1,300 SF	904	Dry Cleaner at lease	1,500 SF
301-302	Pizza Restaurant at lease	2,800 SF	503	Available	1,300 SF	701	At LOI w/ drive thru	2,210 SF	905-907	Pet Store at lease	3,835 SF



RETAIL BUILDING A FRONT ELEVATION



RETAIL BUILDING C & D FRONT ELEVATION



RETAIL BUILDING E & F FRONT ELEVATION



MIDTOWN  
MARKETPLACE

**CLOSE INTERSECTION**

KIM FITZGERALD  
DIRECTOR OF COMMERCIAL LEASING  
kfitzgerald@kitsonpartners.com  
941.676.7254

BabcockRanchForBusiness.com



**BABCOCK RANCH**

**KITSON**  
— & PARTNERS —



  
**BABCOCK NEIGHBORHOOD  
SCHOOL**  
A-RATED FACILITY WITH  
±2,200 STUDENT CAPACITY

**WILLIAM & MARY  
ANN SMITH  
SPORTS COMPLEX**



**MIDTOWN  
MARKETPLACE**  
**LAKE BABCOCK**

**KIM FITZGERALD**  
DIRECTOR OF COMMERCIAL LEASING  
kfitzgerald@kitsonpartners.com  
941.676.7254  
BabcockRanchForBusiness.com



**BABCOCK RANCH**  
**KITSON**  
— & PARTNERS —

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.



# BABCOCK RANCH

# KITSON

& PARTNERS

## CONTACT INFO

**KIM FITZGERALD**  
DIRECTOR OF COMMERCIAL LEASING  
[kfitzgerald@kitsonpartners.com](mailto:kfitzgerald@kitsonpartners.com)  
941.676.7254  
[BabcockRanchForBusiness.com](http://BabcockRanchForBusiness.com)



MIDTOWN  
MARKETPLACE

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.