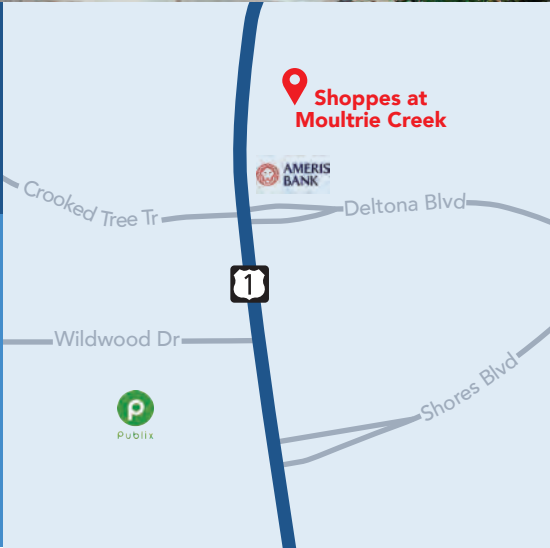




SHOPPES AT MOULTRIE CREEK

4010 US-1 South | St. Augustine, FL 32086

- Located on US-1 three miles south of SR-312 in St. Augustine
- Retailers benefit from strong demographics, high traffic counts & street visibility
- Tenants include fine & casual dining, salon services, pool supplies & other consumer goods retailers



SIZE

Total

37,790 sf±

Divisible Space

1,290 sf±

Contiguous Space

2,400 sf±

DEMOGRAPHICS

	Population	Total Households	Average HH Income
1 Mi	5,231	2,415	\$90,044
3 Mi	32,472	14,468	\$95,504
5 Mi	67,550	30,658	\$103,405

TRAFFIC

US-1

88,219



SITE MAP

Shoppes at Moultrie Creek | 4010 US-1 South | St. Augustine, FL 32086



FOR MORE INFO [ashproperties.com](https://www.ashproperties.com) leasing@ashproperties.com 904.992.9000