

VILLAGE OF  
**MERRICK PARK**  
CORAL GABLES

**GGPlatinum**  
P R O P E R T I E S

**CORAL GABLES, FLORIDA**



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### THE MERCHANDISING

- Fine shopping, couture fashions, dining, offices and residences—Village of Merrick Park in Coral Gables caters to a clientele that appreciates style and substance and can afford the best. Village of Merrick Park is a magnet for both residents and visitors.
- Neiman Marcus and Nordstrom maintain flagship stores. These stores are both the largest for their respective chains in Florida.
- World-renowned luxury retailers including Tiffany & Co., Gucci, Jimmy Choo, CH Carolina Herrera, Loro Piana, Etro, H.Stern and Burberry complement the fashion anchors.
- A variety of dining options include Yard House, Villagio, Mariposa at Neiman Marcus and Nordstrom Café Bistro.

### THE LOCATION

- Village of Merrick Park is located between LeJeune Road and Ponce de Leon Boulevard at the intersection with US1.
- Coral Gables is located in South Florida. A strong zoning code protects the city's beauty, ensuring a high quality of life.
- The elegance of Coral Gables has made it one of the nation's most affluent communities with a greater percentage of young millionaire households under the age of 45 than any other community in the U.S.
- Coral Gables is a major commercial hub, with 10.8 million square feet of office space and more than 1600 hotel rooms.

### THE TRADE AREA

- Sustained growth in international commerce has transformed Miami into a cosmopolitan urban center that attracts 5.2 million international visitors annually, more than Las Vegas (4.4 million) or Orlando (3.5 million) and comparable to Los Angeles (5.5 million) and New York (6 million).
- Merrick Park's trade area is home to 975,402 residents in 354,840 households.
- Luxury residences on Brickell Avenue and Key Biscayne as well as in Coconut Grove provide seasonal housing for Latin American business leaders who spend lavishly on luxury retail goods.
- Affluent South Miami residents are younger than their North Miami counterparts and have growing families, live in magnificent homes and maintain strong ties to the community's cultural and philanthropic organizations.

### THE FUTURE

- A retail venue of unprecedented quality and style, Village of Merrick Park captures the gracious Mediterranean elegance of Coral Gables—a place where affluent residents and international visitors find shopping and dining options to rival the nation's most acclaimed destinations.

### MALL INFORMATION

#### LOCATION

358 San Lorenzo Avenue, Coral Gables

#### MARKET

Miami

#### DESCRIPTION

Open air luxury retail center in mixed use environment

#### ANCHORS

Neiman Marcus, Nordstrom

TOTAL RETAIL SQUARE FOOTAGE 731,002 sq. ft.

PARKING SPACES 3,800

OPENED 2002

### TRADE AREA PROFILE

2009 POPULATION 975,402

2014 PROJECTED POPULATION 1,030,480

2009 HOUSEHOLDS 354,840

2014 PROJECTED HOUSEHOLDS 374,712

2009 MEDIAN AGE 41.4

2009 AVERAGE HH INCOME \$74,343

2014 PROJECTED AVERAGE HH INCOME \$81,609

### 5-MILE RADIUS PROFILE

2009 POPULATION 427,420

2014 PROJECTED POPULATION 455,418

2009 HOUSEHOLDS 162,752

2014 PROJECTED HOUSEHOLDS 174,107

2009 MEDIAN AGE 43.4

2009 AVERAGE HH INCOME \$66,836

2014 PROJECTED AVERAGE HH INCOME \$72,938

### DAYTIME EMPLOYMENT

1-MILE RADIUS 19,739

3-MILE RADIUS 126,995

SOURCE: CLARITAS, INC.

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