

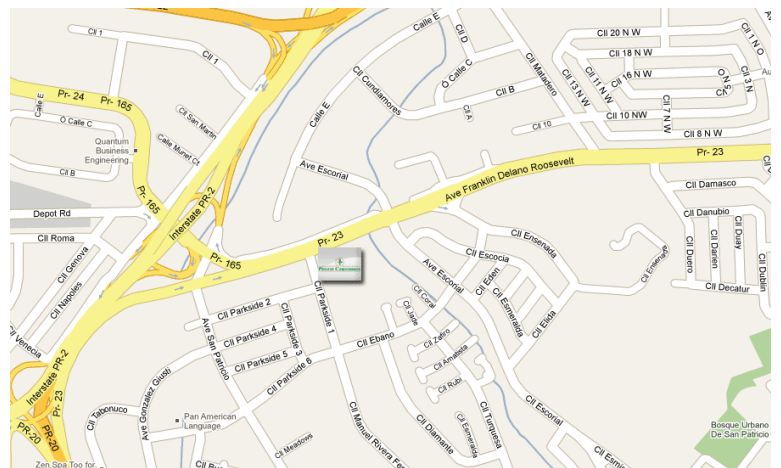
PLAZA CAPARRA

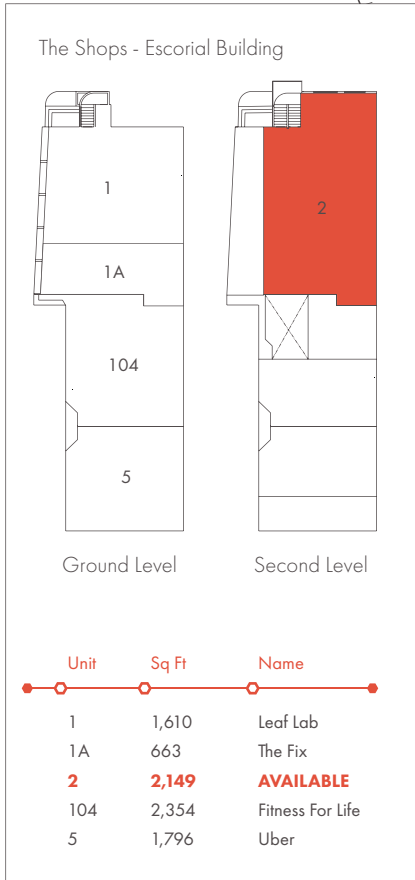
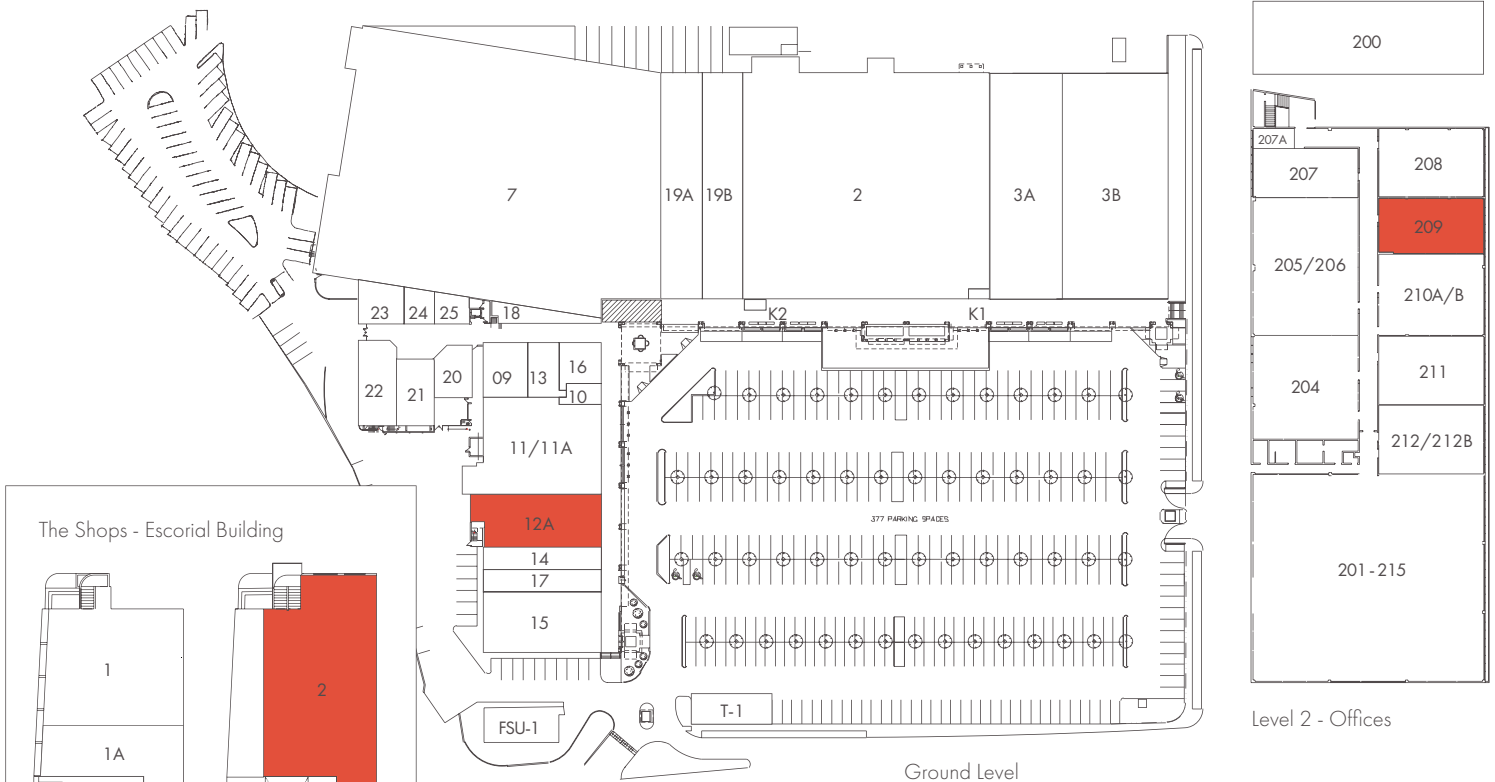


Anchor Stores	Marshall's, Supermax, Farmacia Caridad
National & Local Tenants	All Ways 99, Joyería Gold Mine, Puerto Rico Optical, Crumbl Cookies CCM Puerto Rico, The House, Mia Piel, Fornaio
Hours of Operation	Mon - Sat: 9am - 6pm / Sun: 11am - 7pm
Location	1498 Roosevelt Ave. & Corner of Parkside St. Guaynabo, PR
Parking Spaces	600
Gross Leasable Area	161,867 Sq. Ft.



	1 mile	3 miles	5 miles	Estimated Census Numbers for Year 2021
Population	17,516	148,107	439,822	
Households	8,159	61,288	180,381	
Average Income	\$56,303	\$50,345	\$49,207	





Unit	Sq Ft	Name	Unit	Sq Ft	Name
10	425	Joyeria Gold Mine	FSU1	1,500	Burger Fi
11/11A	5,316	USPS	T-1	-	Auto Lux
12A	3,604	AVAILABLE			
13	925	Marco's Pizza	Kiosks		
14	1,746	Crumb Cookies	T-2	80	Bariloché
15	3,085	Mia Piel	K-1	96	Hits Mobile Accessories
16	936	Puerto Rico Optical	K-2	82	Mr. Pretzels
17	1,921	Fornaio Haute Cuisine	Offices		
18	1,163	Sweet & Fit Temptation	200	8,000	Elite Fitness Center
19A	4,960	Sola	201-215	8,567	CCM
19B	4,955	All Ways 99	204/212/212B	3,504	Pro Assets/Pro Talents
2	29,674	Supermax	205/206	2,783	ASORE
20	1,468	Al Buen Gusto	207	520	A. Martínez Morales, Esq
21	1,272	AM Nails	208	1,418	Medicalink
22	1,708	Marisqueria Pez Dorado	209	1,134	AVAILABLE
23	997	D"Kalaf Swim & Sports	210A/B	1,647	P&S Consultants
24	528	Spadria	211	1,398	Quiro Salud
25	543	López Hair Stylist			
3A	9,861	The House			
3B	11,714	Farmacia Caridad			
7	42,504	Marshalls			
9A/B	722	Laboratorio Plaza Caparra			

FOR LEASING OPPORTUNITIES PLEASE CONTACT US AT:

T 787 622 9600 x.120 / 128 / 145 / 116 / 154
 PO Box 362983, San Juan, Puerto Rico 00936-2983

Plaza Caparra, Suite 201
 1498 Roosevelt Ave. & Parkside St.
 Guaynabo, Puerto Rico 00968

ymelendez@ccmpr.com
 orosado@ccmpr.com
 mfvelez@ccmpr.com

www.ccmpr.com

