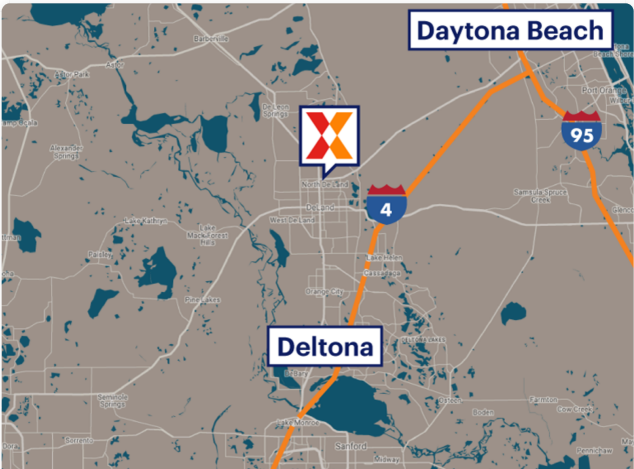


# Northgate Shopping Center

101 East International Speedway | DeLand, FL 32724

Volusia County Deltona-Daytona Beach-Ormond Beach, FL 184,379 Sq Ft

29.0560, -81.3022



| Demographics | 1 Mile   | 3 Miles  | 5 Miles  |
|--------------|----------|----------|----------|
| Population   | 4,727    | 44,684   | 72,217   |
| Daytime Pop. | 6,879    | 51,798   | 73,007   |
| Households   | 1,955    | 17,437   | 28,485   |
| Income       | \$86,280 | \$93,980 | \$97,907 |

Source: Synergos Technologies, Inc. 2024

- High-performing Publix-anchored center drawing an estimated 3.2M annual visits (Placer.ai 2025)
- Located less than two miles from Stetson University with 3.5K+ students and 1K+ employees (Stetson University 2025)
- High visibility from 27K+ vehicles daily on International Speedway Blvd and 34K+ vehicles daily on N Woodland Blvd (Kalibrate 2022)
- Strong mix of national, regional and local retailers Publix, Planet Fitness, Tractor Supply Co., Marshalls and Hair Cuttery, many ranking within the top 10% of most-visited locations in Florida (Placer.ai 2024)

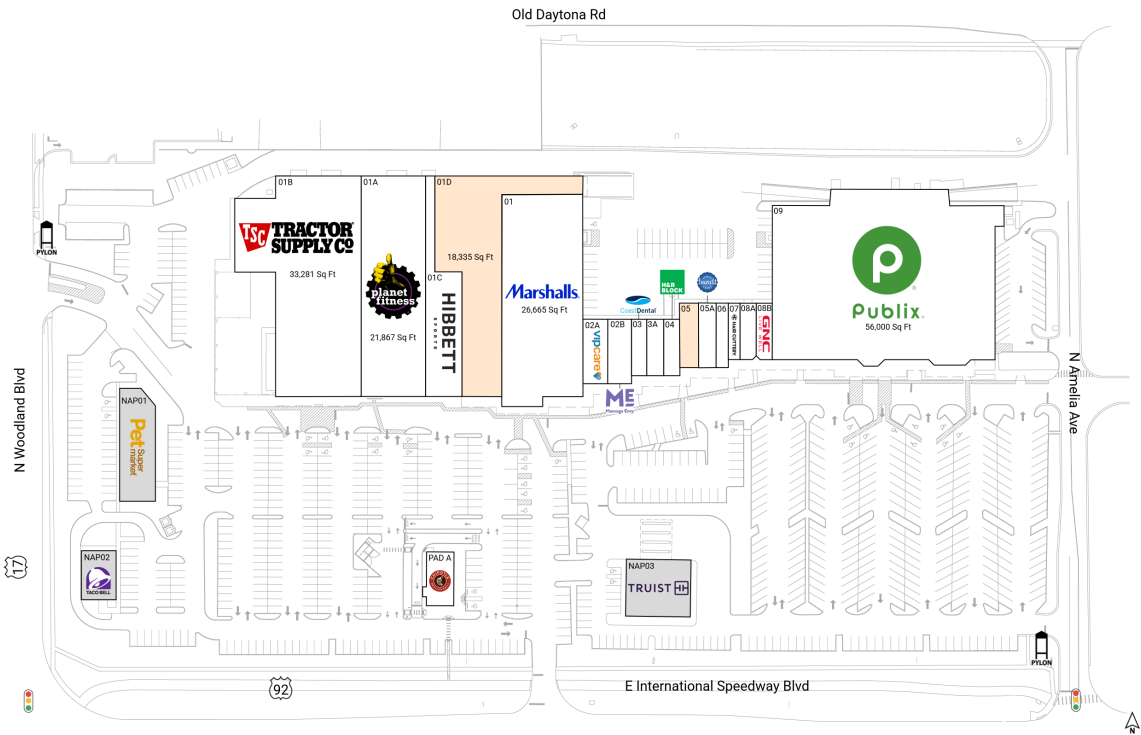


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## Available Spaces

01D 18,335 Sq Ft 05 1,528 Sq Ft 360°

## Current Tenants

Space size listed in square feet

|       |                        |        |
|-------|------------------------|--------|
| 01    | Marshalls              | 26,665 |
| 01A   | Planet Fitness         | 21,867 |
| 01B   | Tractor Supply Co.     | 33,281 |
| 01C   | Hibbett Sports         | 8,334  |
| 02A   | VIPcare                | 2,035  |
| 02B   | Massage Envy           | 2,060  |
| 03    | Coast Dental           | 1,957  |
| 3A    | Poke Me Express        | 1,470  |
| 04    | H&R Block              | 1,400  |
| 05A   | Nothing Bundt Cakes    | 2,072  |
| 06    | T&T Nail Salon         | 1,200  |
| 07    | Hair Cuttery           | 1,050  |
| 08A   | Publix Liquor          | 1,400  |
| 08B   | GNC                    | 1,400  |
| 09    | Publix                 | 56,000 |
| PAD A | Chipotle Mexican Grill | 2,325  |
| NAP01 | Pet Supermarket        | 0      |
| NAP02 | Taco Bell              | 0      |
| NAP03 | Truist                 | 0      |

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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