

Oak Ridge Crossings ~ 1,668sf End-Cap Available

Anchored by



**Great
Tenant
Mix**



Demographics:

Radius 1 mile 3 mile 5 mile

Population:

2018 25,253 112,556 260,895

Households:

2018 9,317 41,457 98,548

Median HH Income

2018 \$36,699 \$35,847 \$42,556

Business Population

2018 6,010 91,696 212,077

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OAK RIDGE CROSSINGS

77,198sq. ft.

**58% Occupied by
National/Regional/Corporate Tenants**

**4015-4077 West Oak Ridge Road
Orlando, Florida 32809**

For Additional Information Contact

Retail Asset Management, Inc.

Sales • Management • Leasing • Development

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P.O. Box 5666 • Clearwater • Florida 33758-5666

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Pursuant to Section 475.25(1)(q) Florida Statutes, and Rule 21V-10.033 Florida Administrative Code, Retail Asset Management, Inc. makes the following disclosures, that in the event a lease or sales contract is entered into, Retail Asset Management, Inc. represents the Lessor/Seller exclusively and Lessee/Buyer may be responsible for additional costs such as their own attorney's fees, security deposit, and telephone and utility deposits.

**Oak Ridge Rd & Kings Gate
opposite
Sadler Elementary
& West Ridge Middle**



25,000 Cars Per Day



Shopping Center Features:

Gross Leasable Area:	77,198sf
Construction:	Concrete Block & Brick
Built:	December 1990
Renovated/Expanded:	March 2017
Parking:	367 spaces
Ratio:	4.5 per 1,000 sq. ft.
Acreage:	7.82 acres



1,668sf End-Cap Space Available

FOR LEASE

727-446-3032

www.RetailAssetManagementInc.com
Retail Asset Management, Inc.

*Sales • Management • Leasing • Development
Licensed Real Estate Broker*



Bravo's is a neighborhood supermarket chain which are independently owned and operated, with over 70 locations from New York to Florida, they have the unique ability to truly cater to the needs of the community, which is why no two Bravo Supermarkets are exactly alike! The Owner of Farm Fresh Food Corporation owns and operates 6 Bravo Supermarkets in Florida, for the past 15 and half years, 1 Bravo Supermarket and 2 C-Town Supermarkets in New York, for nearly 28 years. Bravo's opened in June 2008.

Family Dollar is an American variety store chain. With over 8,000 locations in all states, except Alaska, Hawaii, Oregon and Washington, it is the second largest retailer of its type in the United States. It is headquartered in Matthews, a suburb of Charlotte, North Carolina, where it employs 1,400 people. The first Family Dollar Store was founded in 1959 in Charlotte by Leon Levine, a 21-year-old entrepreneur. In early 2015, Family Dollar was acquired by Dollar Tree for \$9.5 billion. Family Dollar has a running tenancy of 25 years. With its recent expansion and renovation to the "Next Generation" Family Dollar Store, a substantial increase in traffic is anticipated.



Rent-A-Center owns and operates more than 4,285 stores in 50 states, Washington, D.C., Canada, and Puerto Rico. Their corporate headquarters are located in Plano, Texas. RAC offers name-brand furniture, electronics, appliances and computers through flexible rental purchase agreements that allow the customer to obtain ownership of the merchandise at the conclusion of an agreed upon rental period. RAC also has a 25 year running tenancy, and has found themselves a niche market.



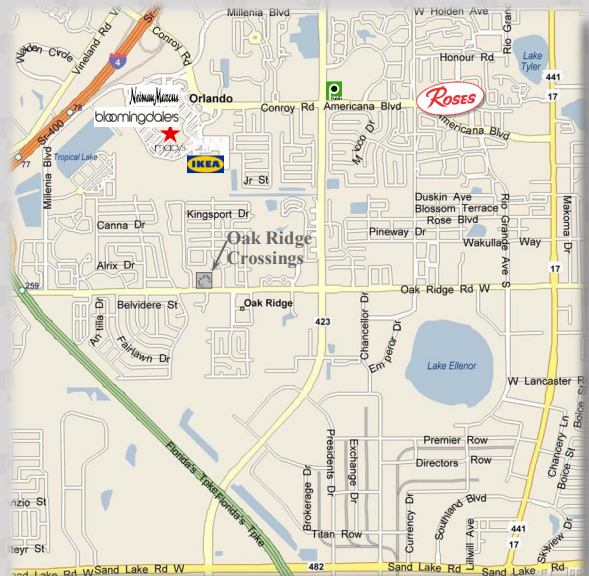
25,000 AADT



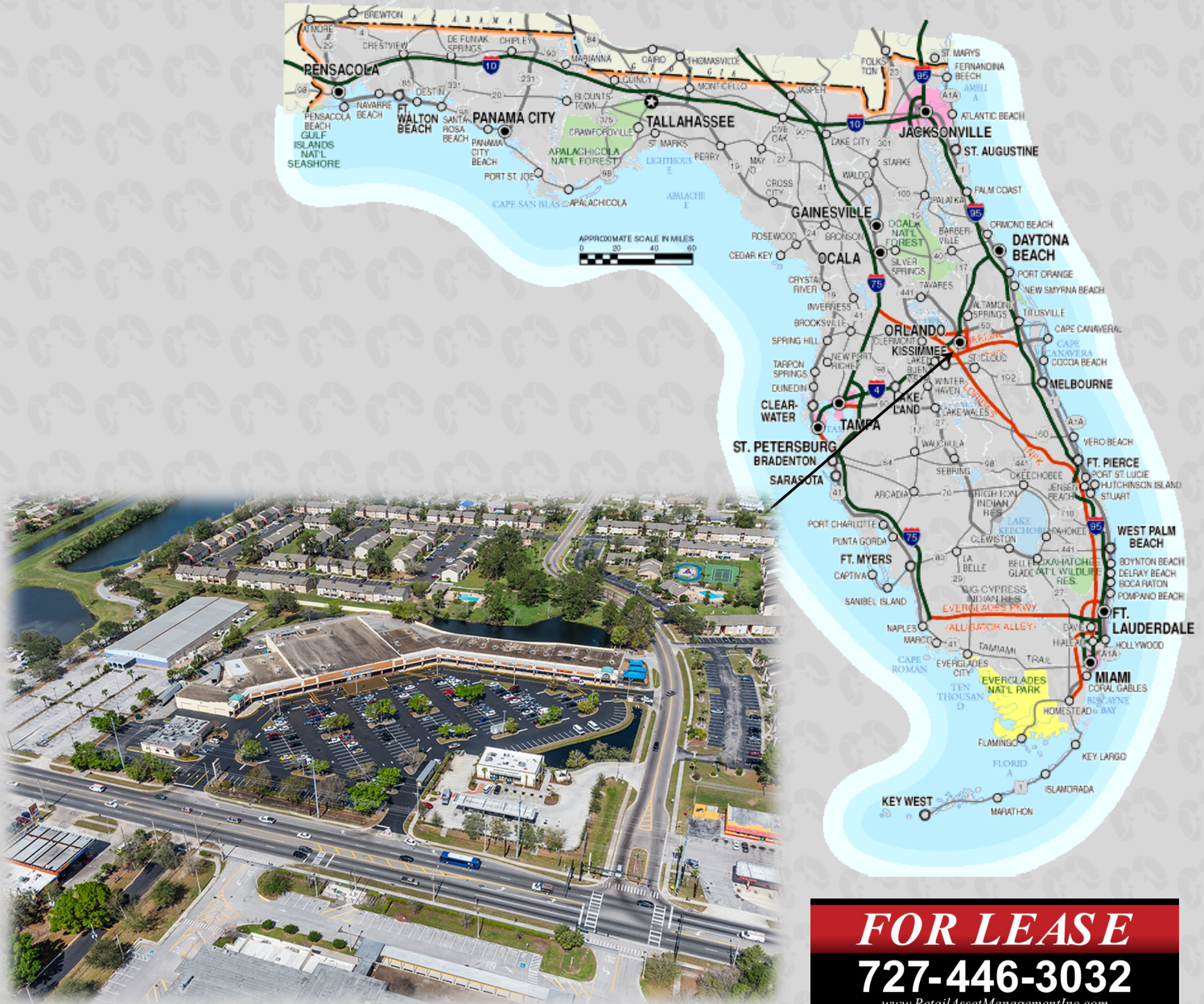
West View



North View



Location ~ Location ~ Location



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OAK RIDGE CROSSINGS SHOPPING CENTER

**4015-4079 West Oak Ridge Road
Orlando, Florida 32809**

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