

Publix #0791 - Imperial Lakes Plaza

2040 Shepherd Road
Mulberry, FL 33860
Lat 27.938, Long -81.988

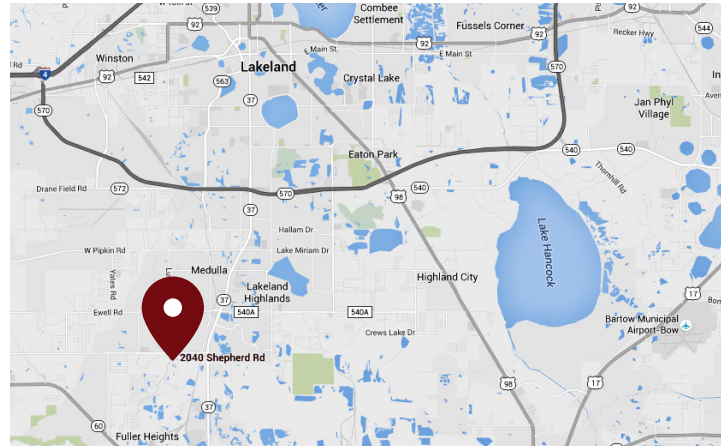
FOR LEASE



1,004 - 1,200 SF & ±0.87 - ±0.92 ACRE OP AVAILABLE

PROPERTY HIGHLIGHTS

- Publix-Anchored Center
- Located at the Signalized Intersection of Shepherd Road and Imperial Parkway
- 1.0 Mile West of US 37/South Florida Avenue
- 2.5 Miles South of East County Road 540A
- 4.2 Miles East of County Line Road
- 4.5 Miles North of SR-60
- Outparcels Available
- Traffic Count: 18,300 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	6,751	46,878	85,771
Daytime Population	4,879	36,056	79,102
Total Households	2,558	17,714	32,105
Avg. HH Income	\$87,933	\$94,697	\$101,046

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Sandra Woodworth

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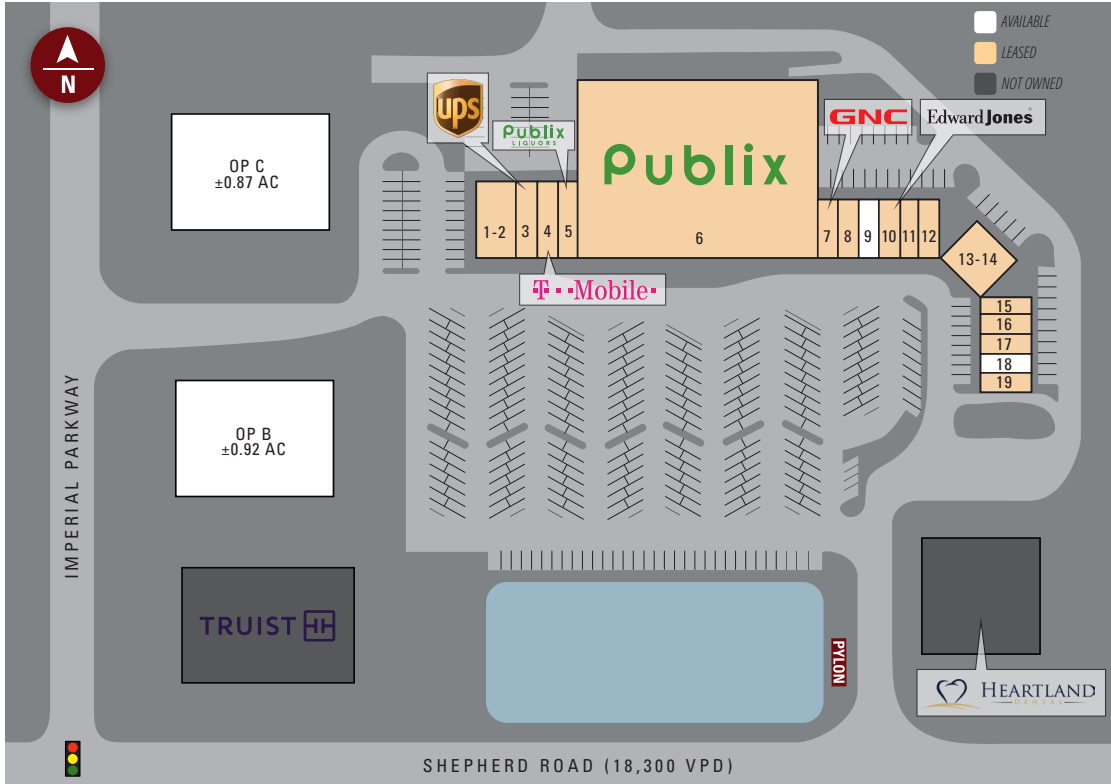


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SITE PLAN



Suite	Tenant	Size
6	Publix	44,270
1-2	Joshua's Diner	3,200
3	The UPS Store	1,598
4	T-Mobile	1,598
5	Publix Liquor	1,598
7	GNC	1,200
8	Palace Pizza	1,209
9	AVAILABLE	1,200
10	Edward Jones	1,214
11	Regenerations West Re-sale Shop	1,208
12	Shang Hai Chinese	1,200
13-14	Thrift Store	2,912
15	Happy Nails	1,007
16	1st Choice Hair	1,000
17	Jones Agency	1,008
18	AVAILABLE	1,004
19	Executive Cleaners	1,000
OPB	AVAILABLE	.92AC
OPC	AVAILABLE	.87AC

TOTAL 67,426



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Crossman & Company

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



Sunday	178,879
Saturday	175,942
Friday	152,077

OF VISITS

TOP 3 HOURS

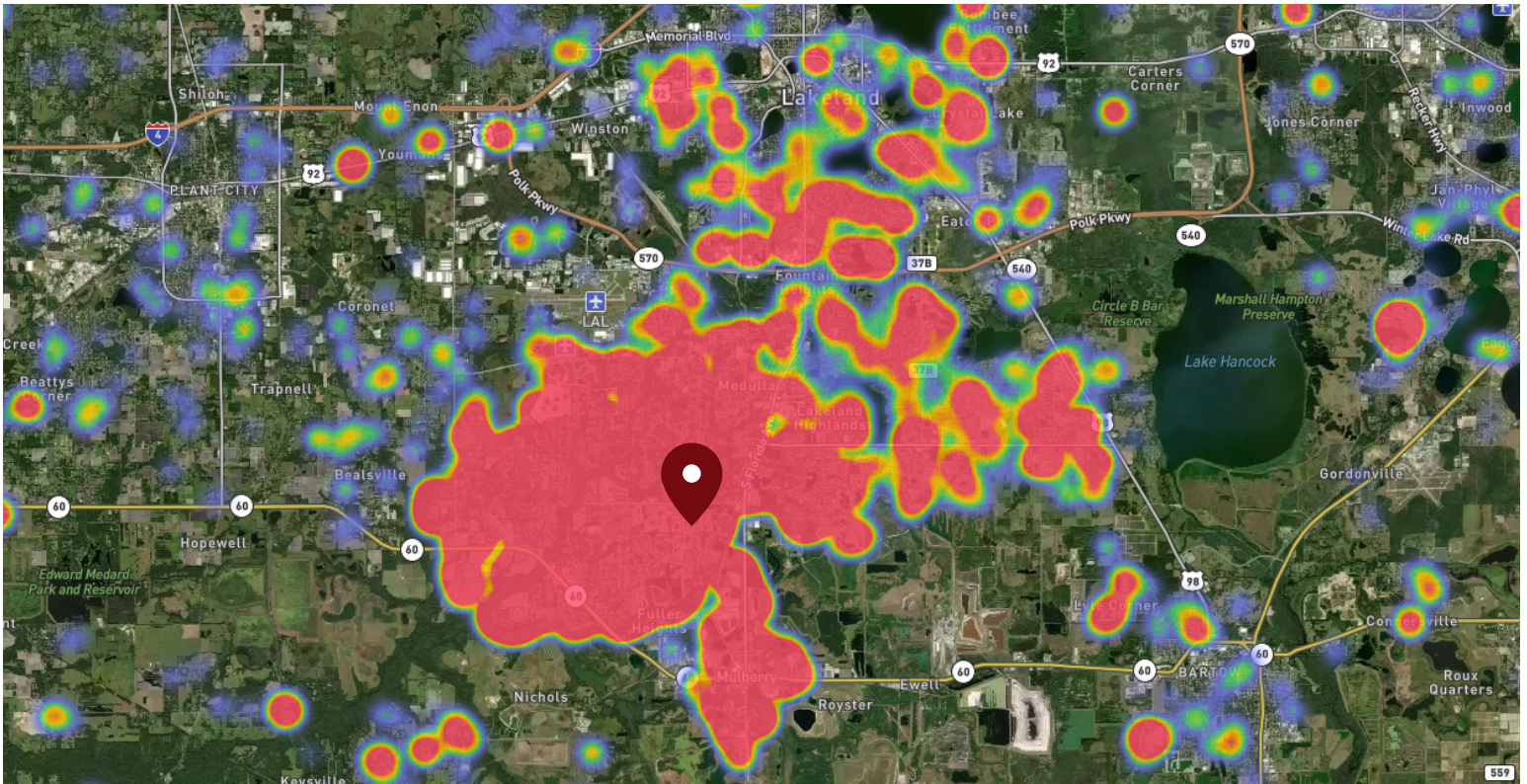


5-6 PM	196,093
4-5 PM	183,405
6-7 PM	164,984

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) August 1, 2021 - July 31, 2022

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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