



Publix #0356 - Lake Miriam Square
 4730 S. Florida Avenue
 Lakeland, FL 33813
 Lat 27.978, Long -81.957

DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2020 Population	5,966	62,473	138,651
2025 Population	6,347	66,833	148,171
2020 Average HH Income	\$99,200	\$96,323	\$82,696
2020 Median HH Income	\$78,621	\$71,984	\$60,362

PROPERTY HIGHLIGHTS

- Publix-Anchored Center
- Located at the Signalized High Traffic Intersection of US 37/South Florida Avenue, a Major North/South Artery & Lake Miriam Drive
- 1.3 Miles South of Polk Parkway
- 4.5 Miles South of Downtown
- 5.8 Miles West of US Highway 98
- 6.4 Miles East of County Line Road
- Signalized Ingress/Egress and Multiple Points of Access
- Well Established Mix of Local and National Tenants
- Traffic Count: 56,100 VPD

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 Licensed Real Estate Broker

Leasing Contact:
Sandra Woodworth
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SITE PLAN

STE	TENANT	SIZE
1	Publix	58,880
2A	Apron's Cooking School	3,763
2B	Grapevine Wine & Spirits	4,393
3	E-Library South Lakeland	4,525
4	Pan Asian Bistro & Sushi Bar	3,031
5	Coast Dental	3,040
6	Glam Color Bar (20 X 152)	3,040
7	AVAILABLE (20 X 152)	3,040
8	Hand & Stone Massage	3,040
9A-1	AVAILABLE	1,950
9A-2	Little Greek	1,366
9A-3	Mathnasium	1,320
9A-4	Healthy Habits	1,300
9B-1	AVAILABLE	19,930
10	Leslie's Poolmart	4,408
11	DaVita Dialysis	10,554
12	VY Nails	1,011
13-14	Palace Italian Restaurant	1,778
15-16	AVAILABLE	1,781
17	Lakeland Chiropractic	996
18	AVAILABLE	2,068
19	Tijuana Flats	2,042
20	The UPS Store	1,026
21	Edible Arrangements	2,012
22-25	Beef O' Brady's	4,561
26	AVAILABLE	1,016
27	Kirkland's Barber Shop	777
28	Executive Cleaners	1,250
OP A	Chase	1 acre
OP B	Starbucks	1 acre
OP C	PDQ	1.2 acres
TOTAL		148,509

AVAILABLE NOT OWNED



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