

# Charleston Plaza

201 S Charleston Ave, Fort Meade, FL 33841



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## PROPERTY SUMMARY



### PROPERTY HIGHLIGHTS

- 5,000 SF inline space available with options to create additional 2,000 SF storefront (call for additional details).
- Co-tenancy with grocery store, and newly opened Dominos!
- Seeking various retail, medical, and/or office users
- Outparcel/ground lease opportunities available
- Approx. +/- 100 parking spaces available
- Full left/right in & out access to HWY 17-35 and side street access
- High visibility from HWY 17-35

[CLICK HERE TO VIEW ON GOOGLE MAPS](#)

### OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	2,000 - 5,000 SF
Outparcel Ground Lease:	Call for Details
Lot Size:	1.93 Acres
Building Size:	24,288 SF

DEMOGRAPHICS	1 MILE	3 MILES	15 MILES
Total Households	1,616	2,310	26,445
Total Population	4,354	6,078	76,173
Average HH Income	\$67,526	\$67,916	\$73,611

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## LEASE SPACES



### LEASE INFORMATION

Lease Type:	NNN
Total Space:	2,000 - 5,000 SF

Lease Term:	Negotiable
Lease Rate:	Negotiable

### AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
Unit 1	2,000 SF	NNN	Negotiable
Unit 2	5,000 SF	NNN	Negotiable
Outparcel Ground Lease	0.2 Acres	NNN	Negotiable

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## RETAILER MAP



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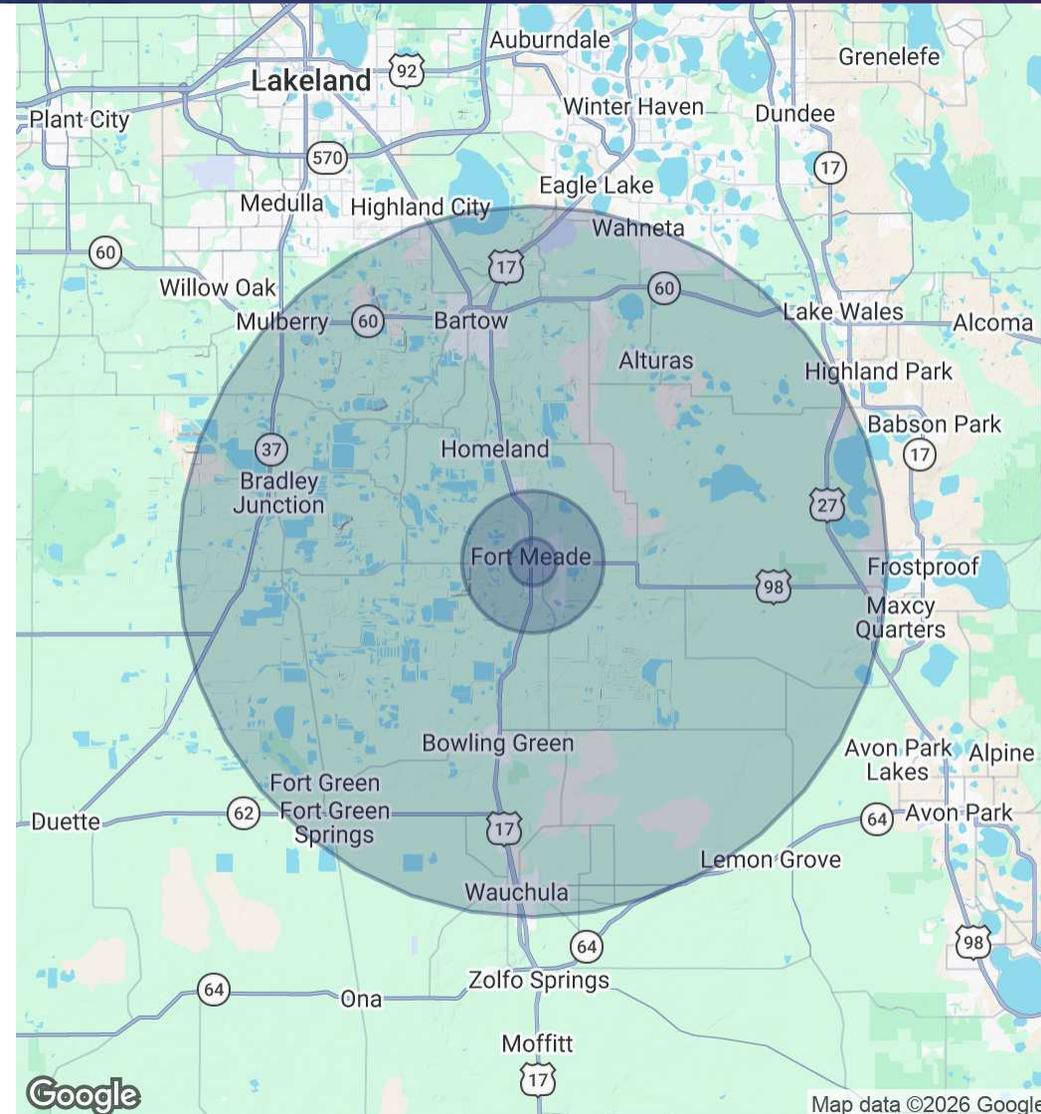
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## DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	3 MILES	15 MILES
Total Population	4,354	6,078	76,173
Average Age	41	41	39
HOUSEHOLDS & INCOME	1 MILE	3 MILES	15 MILES
Total Households	1,616	2,310	26,445
# of Persons per HH	2.7	2.6	2.9
Average HH Income	\$67,526	\$67,916	\$73,611
Average House Value	\$235,936	\$230,587	\$242,004
RACE	1 MILE	3 MILES	15 MILES
Total Population - White	2,337	3,547	44,530
Total Population - Black	805	892	10,562
Total Population - Asian	14	22	719
Total Population - Hawaiian	7	11	50
Total Population - American Indian	14	16	485
Total Population - Other	627	819	9,017



Map data ©2026 Google

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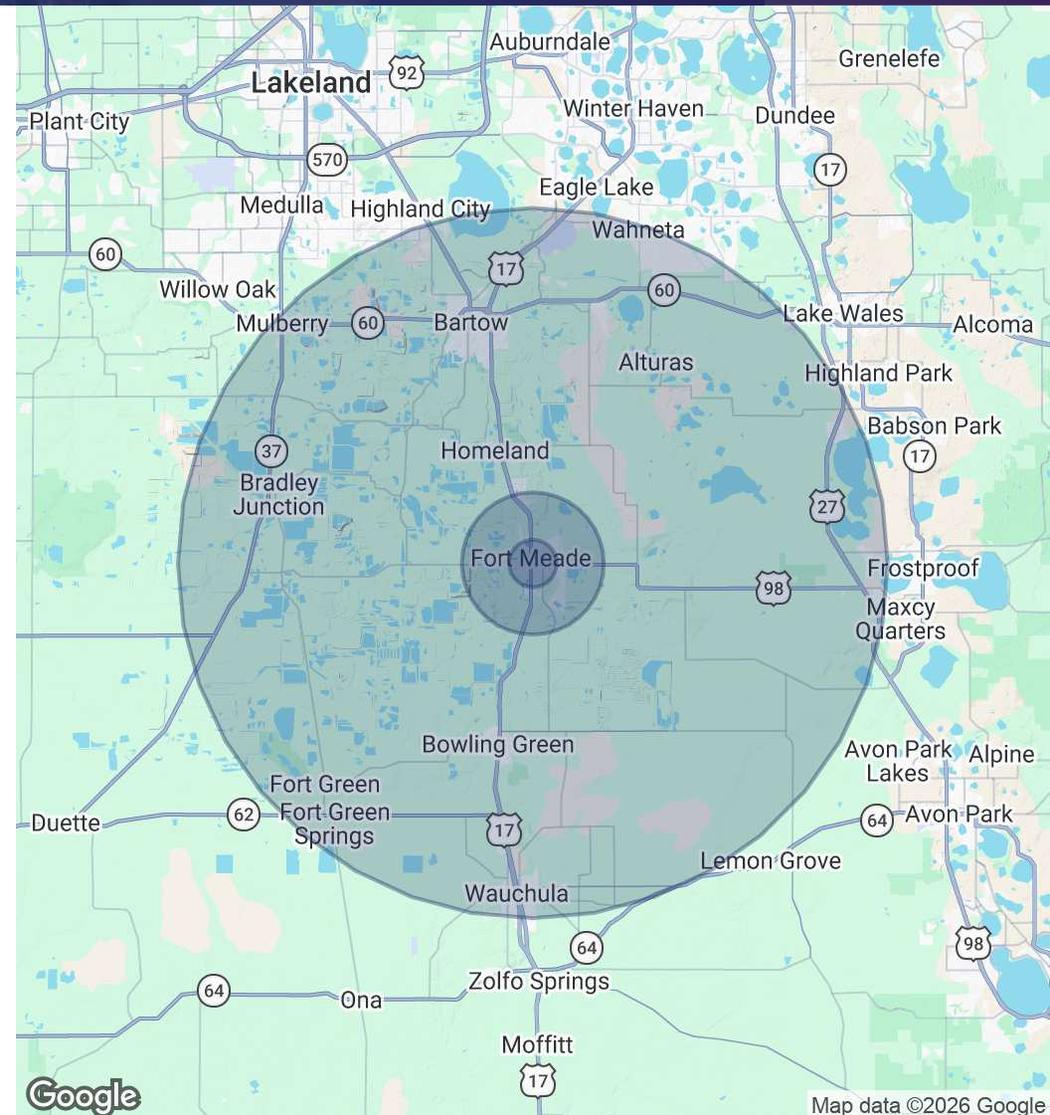
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## DEMOGRAPHICS MAP & REPORT

AGE	1 MILE	3 MILES	15 MILES
0 - 4	285	393	4,674
5 - 9	273	377	4,762
10 - 14	304	413	5,404
15 - 17	188	260	3,452
18 - 20	187	257	3,545
21 - 24	232	319	4,296
25 - 34	521	708	9,400
35 - 44	459	628	9,438
45 - 54	445	609	8,530
55 - 64	530	724	8,650
65 - 74	480	712	7,597
75 - 84	346	528	4,932
85+	106	148	1,492



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