

Narcoossee St Cloud Development

870 N Narcoossee Rd, Saint Cloud, FL 34771



EQUITY
INVESTMENT
SERVICES

PROPERTY SUMMARY



PROPERTY HIGHLIGHTS

- New Development along Booming Narcoossee Corridor
- Available For Ground Lease or Build To Suit
- Direct Access/Frontage to N Narcoossee Rd
- 25,500+ cars per day on N Narcoossee Rd
- Minutes Away from Lake Nona and St Cloud
- Ideal Uses: Fast Food, Coffee, QSR, Medical, Auto Parts

OFFERING SUMMARY

| | |
|------------------|-------------------|
| Lease Rate: | Negotiable |
| Space for Lease: | 1,800 - 20,000 SF |
| Lot Size: | 2.09 Acres |

| DEMOGRAPHICS | 1 MILE | 3 MILES | 5 MILES |
|-------------------|-----------|-----------|-----------|
| Total Households | 1,507 | 7,612 | 24,246 |
| Total Population | 5,110 | 23,688 | 70,467 |
| Average HH Income | \$135,861 | \$131,150 | \$117,239 |

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PROPERTY PHOTO



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RETAILER MAP



Map data ©2024 Imagery
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DEMOGRAPHICS MAP & REPORT



| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|----------------------|-----------|-----------|-----------|
| Total Population | 5,110 | 23,688 | 70,467 |
| Average Age | 41.3 | 39.9 | 39.1 |
| Average Age (Male) | 42.1 | 41.0 | 39.4 |
| Average Age (Female) | 40.5 | 39.2 | 39.2 |
| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
| Total Households | 1,507 | 7,612 | 24,246 |
| # of Persons per HH | 3.39 | 3.11 | 2.90 |
| Average HH Income | \$135,861 | \$131,150 | \$117,239 |
| Average House Value | \$380,529 | \$381,115 | \$382,724 |

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