

# 0.94 AC Retail Pad

5063 US-90 | Pace, FL

RETAIL FOR LEASE

Contact Us

**Jorge Rodriguez, CCIM**  
Executive Vice President  
+1 407 362 6141  
jorge.rodriguez@colliers.com

**Chris Alders**  
Vice President  
+1 407 362 6142  
chris.alders@colliers.com



## Property Highlights

- ±0.94 AC for retail pad available for ground lease or build-to-suit.
- Prime site for QSR (with drive-thru), retail, bank, automotive, or restaurant users.
- Excellent frontage and visibility along US Highway 90.
- Located in one of Northwest Florida's fastest-growing submarkets.
- Surrounded by national retailers including Walmart Supercenter, Lowe's, Home Depot, Target, TJ Maxx, Chick-fil-A and more.
- 3.5 miles from Santa Rosa Medical Center which includes a 24/7 ER, 129-beds and 200+ physicians.

# Area Demographics



## Population

3-Mile: 31,106  
5-Mile: 70,675  
7-Mile: 89,306



## Daytime Population

3-Mile: 26,870  
5-Mile: 61,471  
7-Mile: 74,962



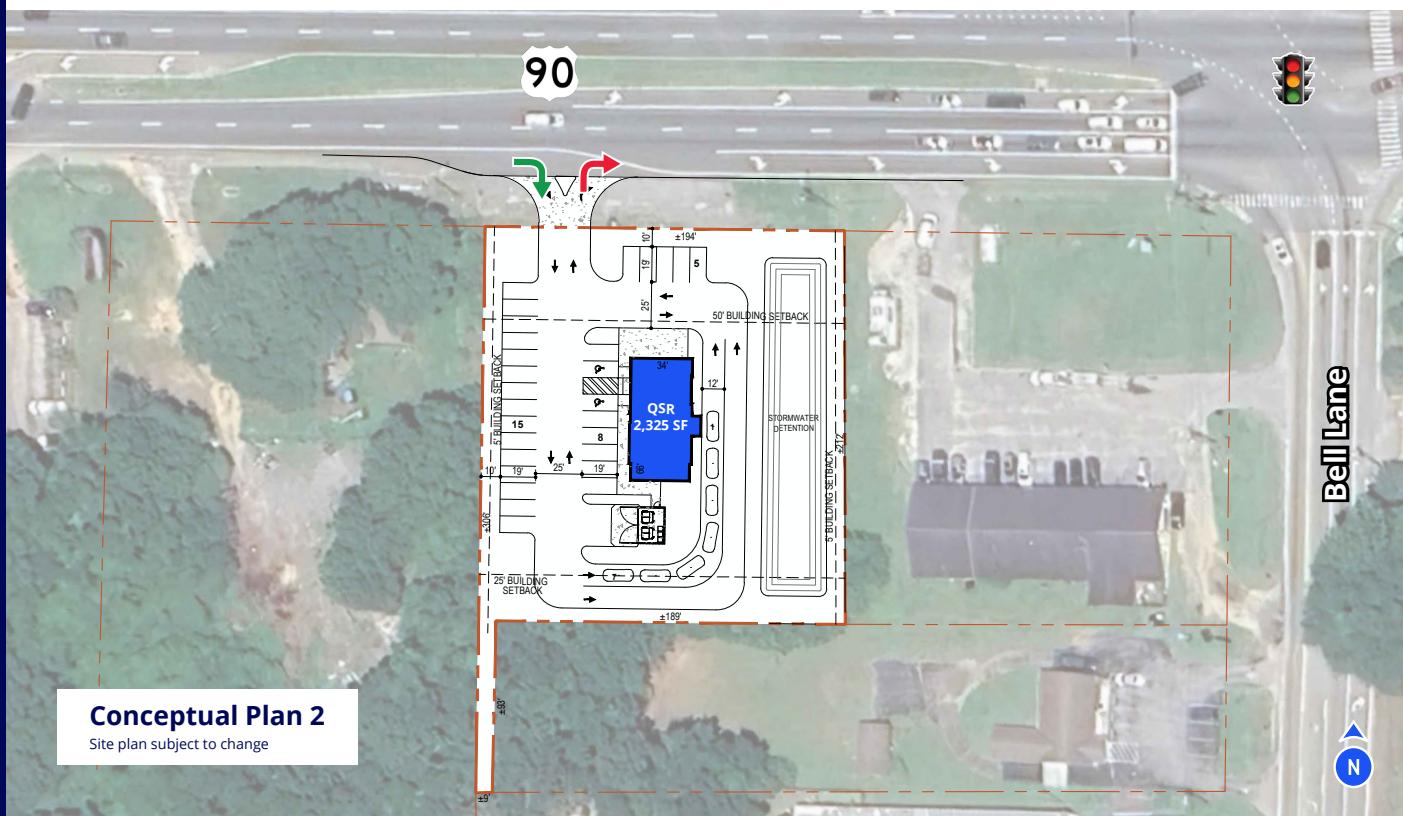
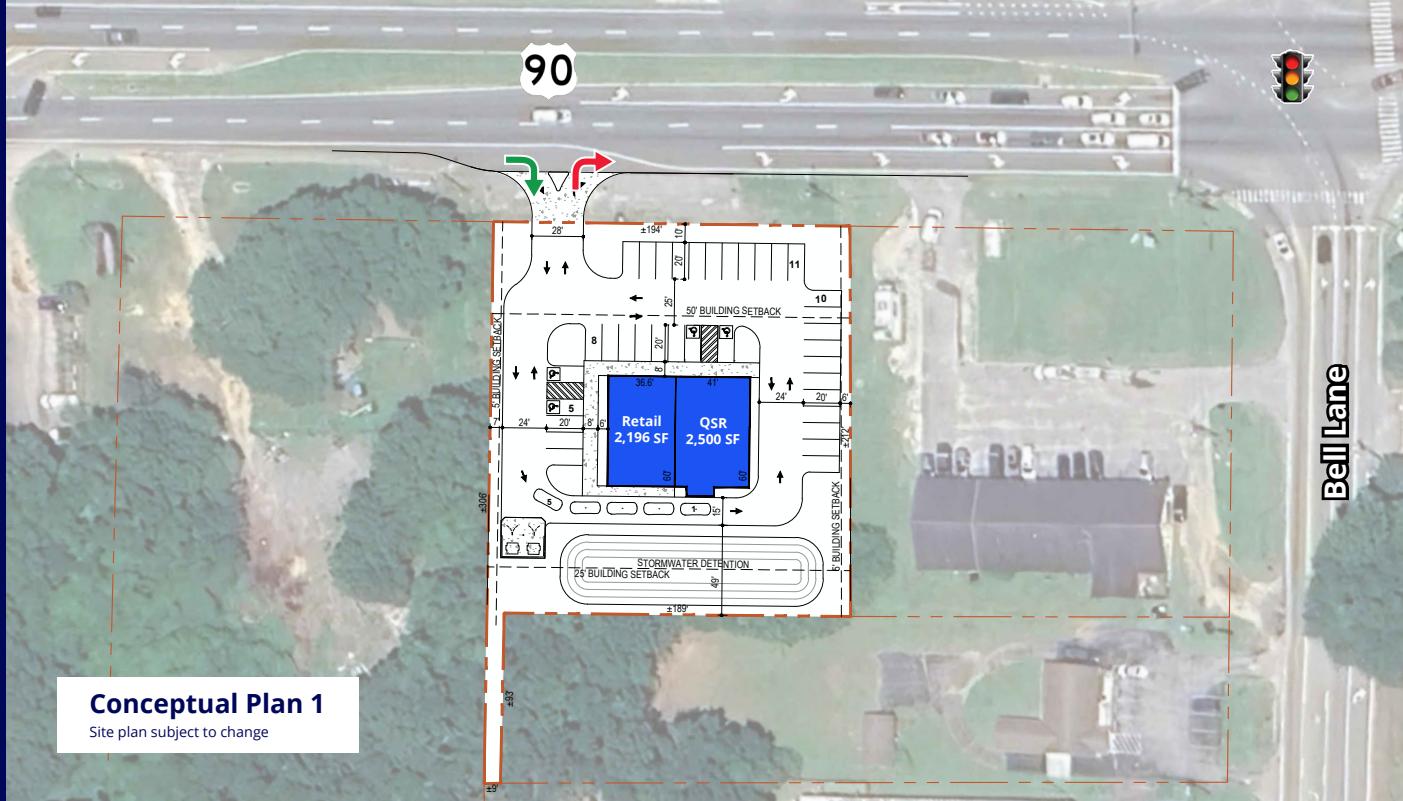
## Average HH Income

3-Mile: \$99,043  
5-Mile: \$105,768  
7-Mile: \$107,093



## Households

3-Mile: 11,815  
5-Mile: 26,885  
7-Mile: 34,241



## Contact Us

**Jorge Rodriguez, CCIM**  
Executive Vice President  
+1 407 362 6141  
[jorge.rodriguez@colliers.com](mailto:jorge.rodriguez@colliers.com)

**Chris Alders**  
Vice President  
+1 407 362 6142  
[chris.alders@colliers.com](mailto:chris.alders@colliers.com)



**Colliers**  
255 S Orange Ave. #1300  
Orlando, FL 32801

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2025. All rights reserved.