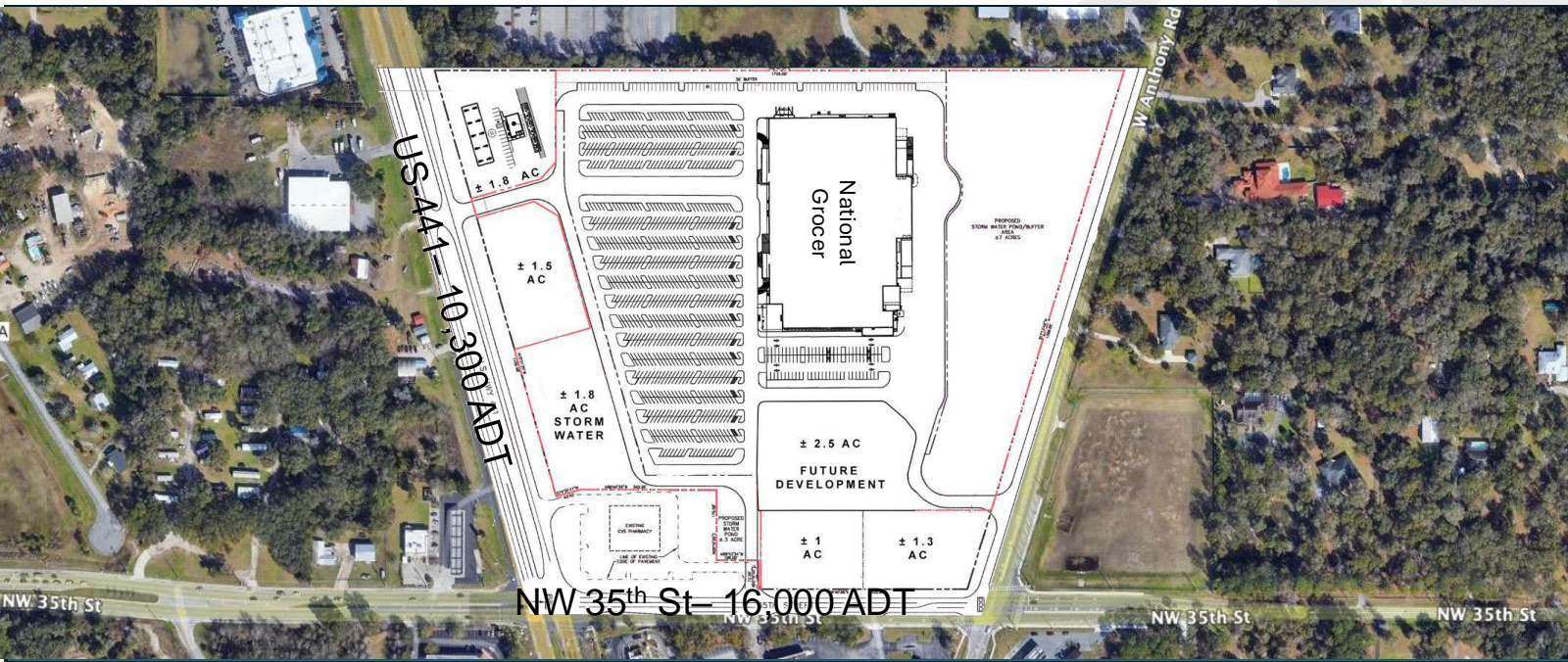


FOR LEASE

NORTH OCALA DEVELOPMENT - RETAIL SITE

UP TO 37AC AVAILABLE FOR BTS OR GROUND LEASE
CALL FOR PRICING



US Hwy 441 & NW 35th St

Ocala, FL 34475

- National Grocer anchor with outparcels available
- Can be flexible on size and delivery condition
- Near Ocala Preserve housing development
- 1.3m from over 4.5m sf of industrial developed within the last 7 years (Amazon & others)

For more information

VINCE HRJAPINS

P: 847 502 3391

vhrijapins@leadersre.com

JERRY ROBSON

P: 440 823 3746

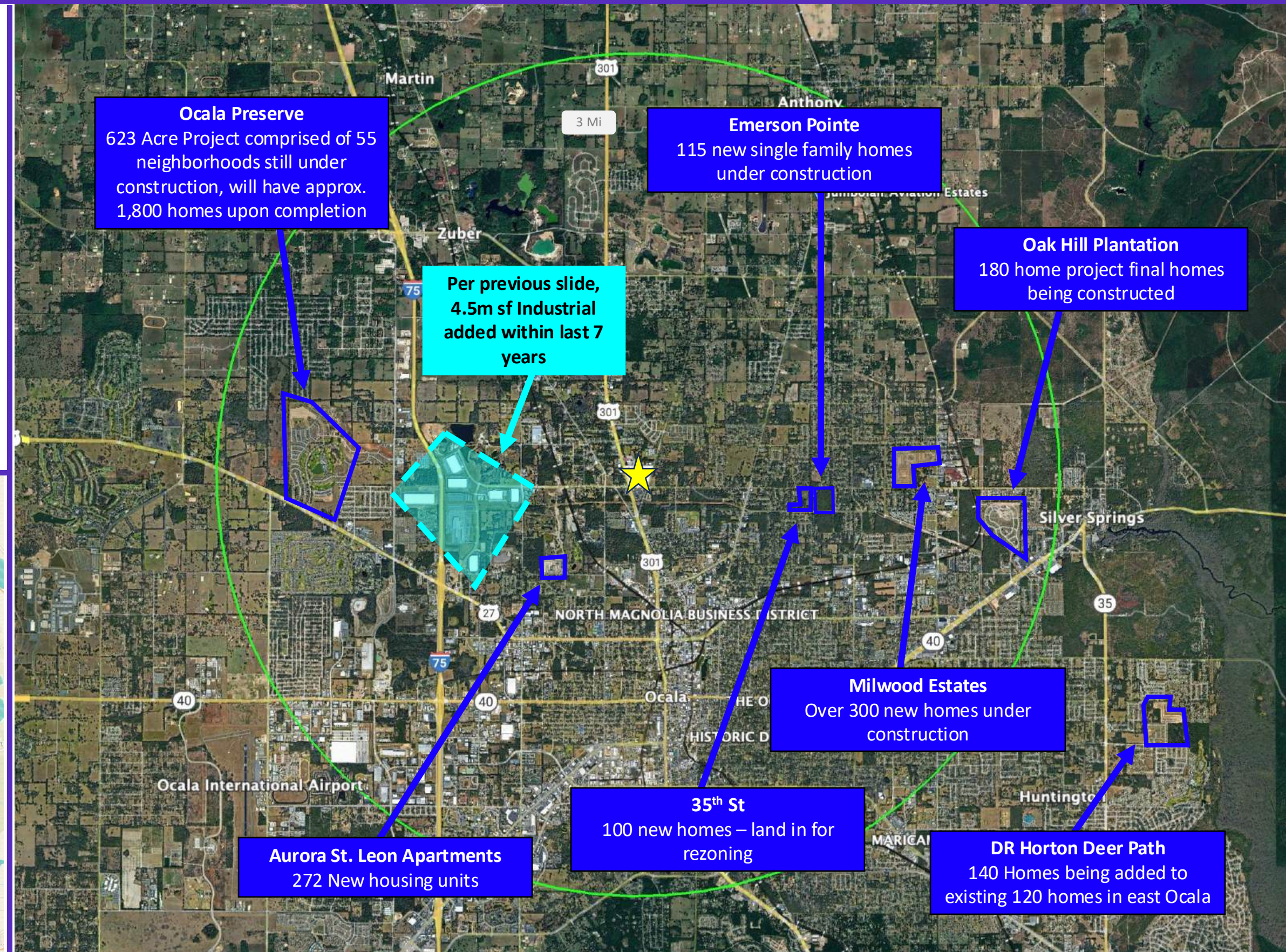
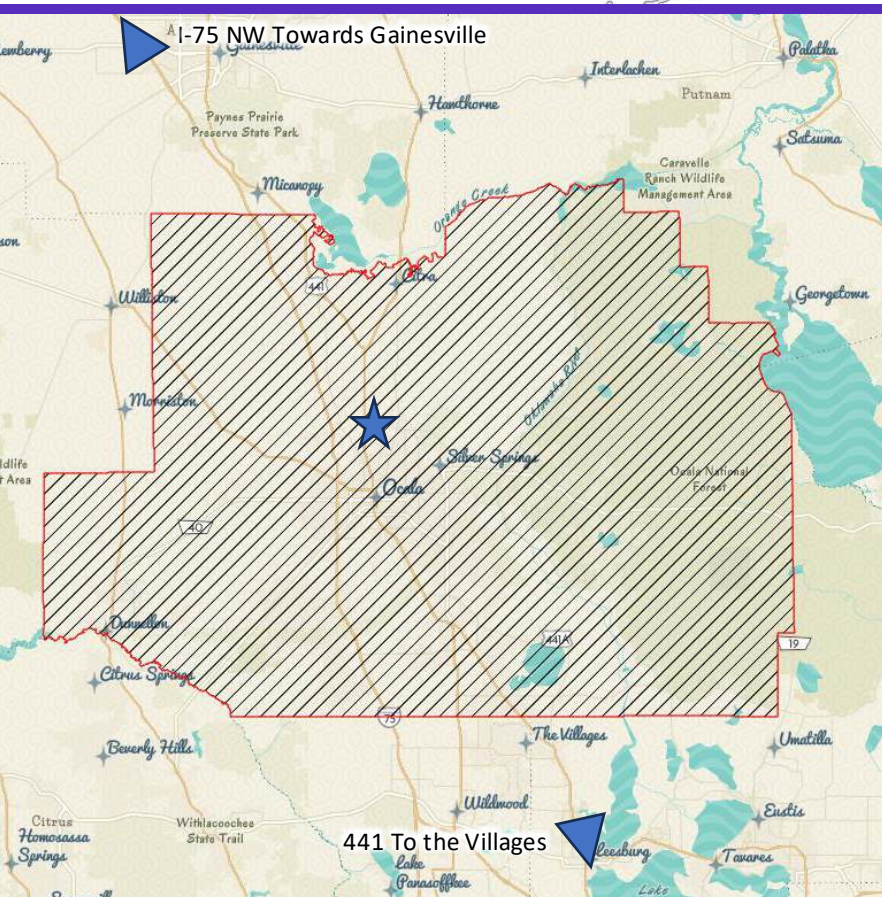
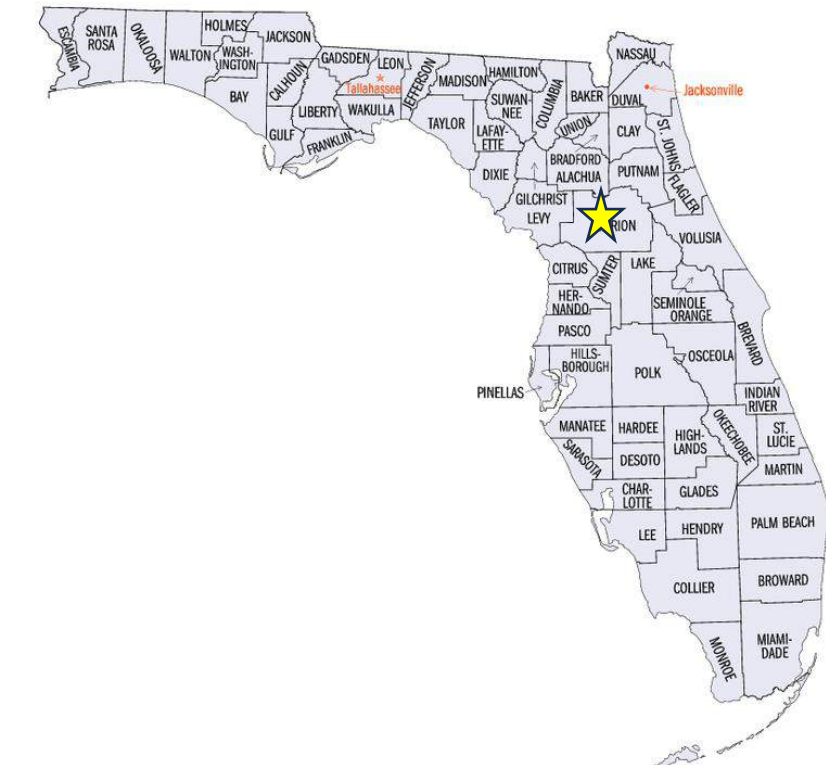
jrobson@leadersre.com



leadersre.com

 **LEADERS**
REAL ESTATE



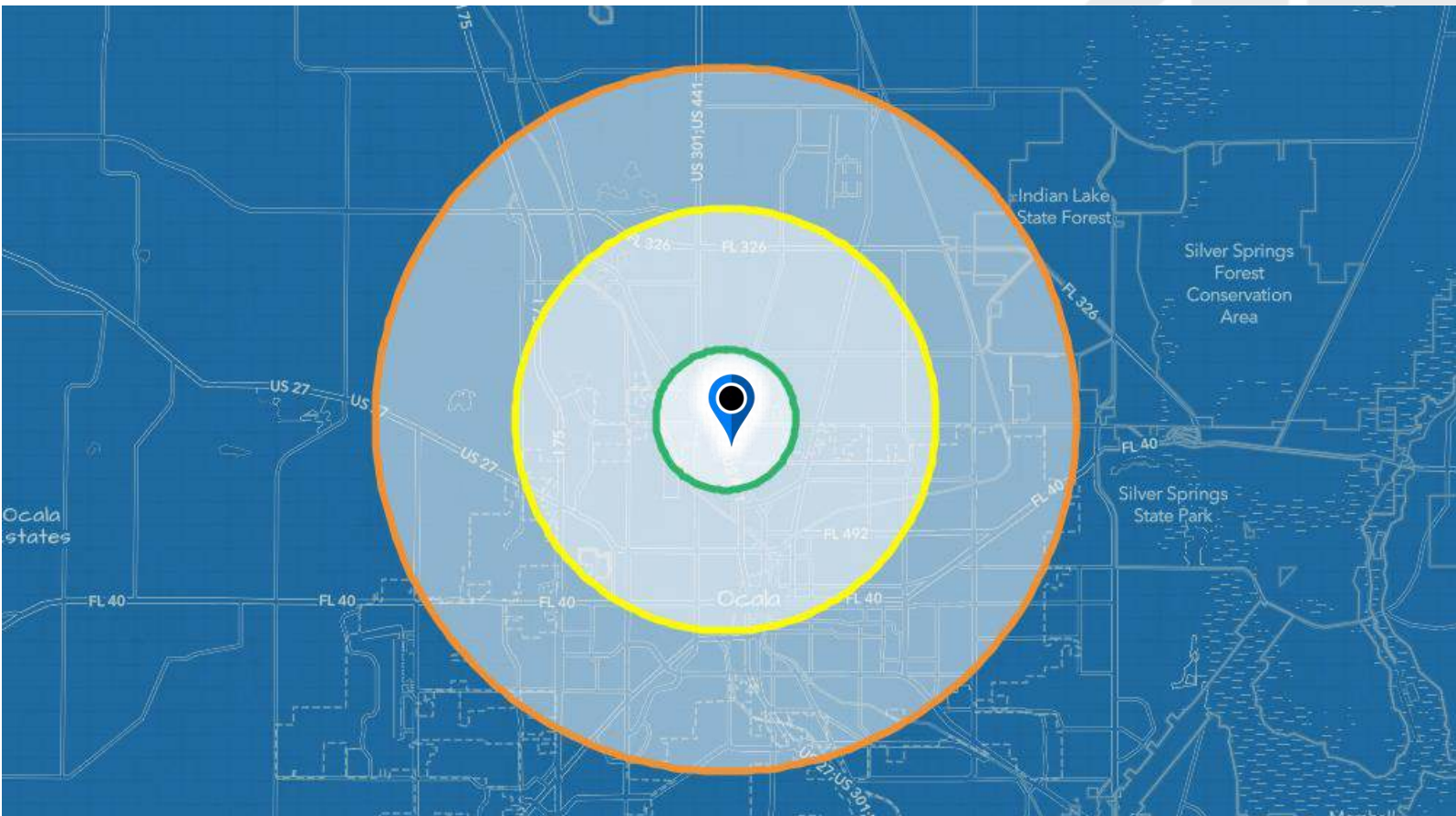


NORTH OCALA DEVELOPMENT - RETAIL SITE

OUTPARCELS AVAILABLE FOR BTS OR GROUND LEASE

US HWY 441 & NW 35th ST, OCALA, FL 34475

DEMOGRAPHICS



Metrics	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	3,276	31,295	79,829
DAYTIME POPULATION	3,788	42,506	121,397
AVERAGE HH INCOME	\$87,617	\$69,432	\$77,299
HOUSEHOLDS	1,155	11,404	31,897
HOUSEHOLD SIZE	2.66	2.52	2.31
MEDIAN AGE	38.3	39.0	42.4
AVERAGE HOME VALUE	\$220,514	\$241,838	\$309,970