

LEGACY PLAZA

400 Legacy Village Drive, Davenport FL, 33896

2 UNITS LEFT for LEASE !

**1,561 sf up to 3,123 sf
AVAILABLE**



KEY HIGHLIGHTS:

A center that's already home to a strong lineup of national and regional tenants, including Carrabba's, Einstein Bagel, Foxtail Coffee, Loop Sushi and Potbelly

The surrounding retail trade area features open businesses such as Dentists of Davenport office, Keke's Breakfast, Chipotle Mexican Grill and Texas Roadhouse

Excellent access to I-4 (Exit 58), 429 Expressway, US 27, and US 192

Located near Champions Gate, a top-tier commercial and tourist destination

High Visibility from a signalized intersection

Ideal for high-traffic users seeking strong co-tenancy and brand synergy

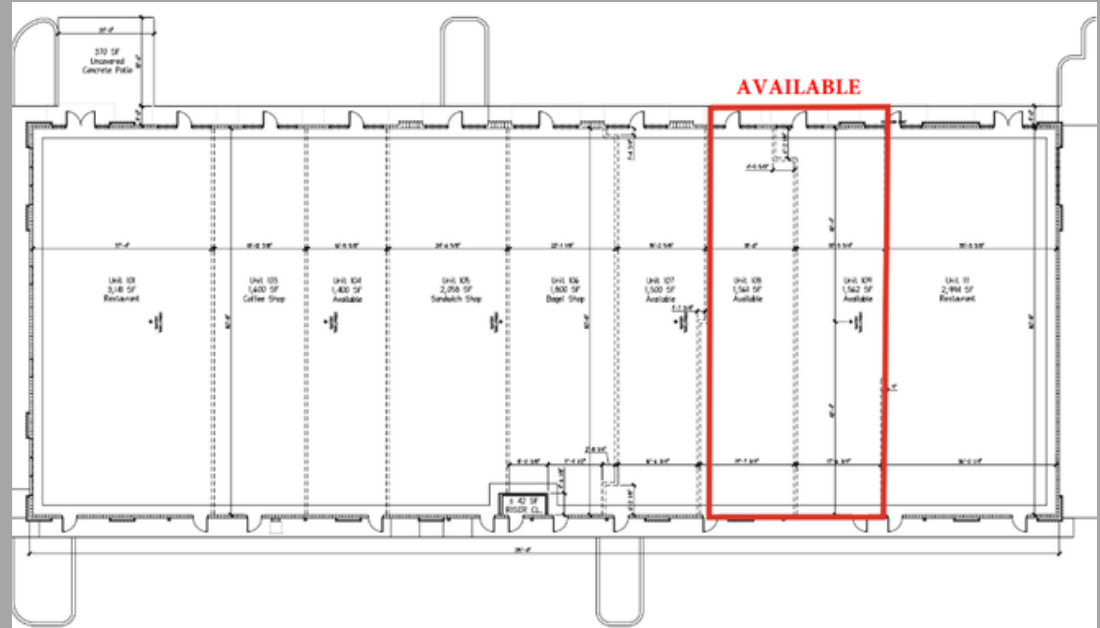


rave@ravecommercial.com <https://www.ravecommercial.com/> Phone: 813-750-7581

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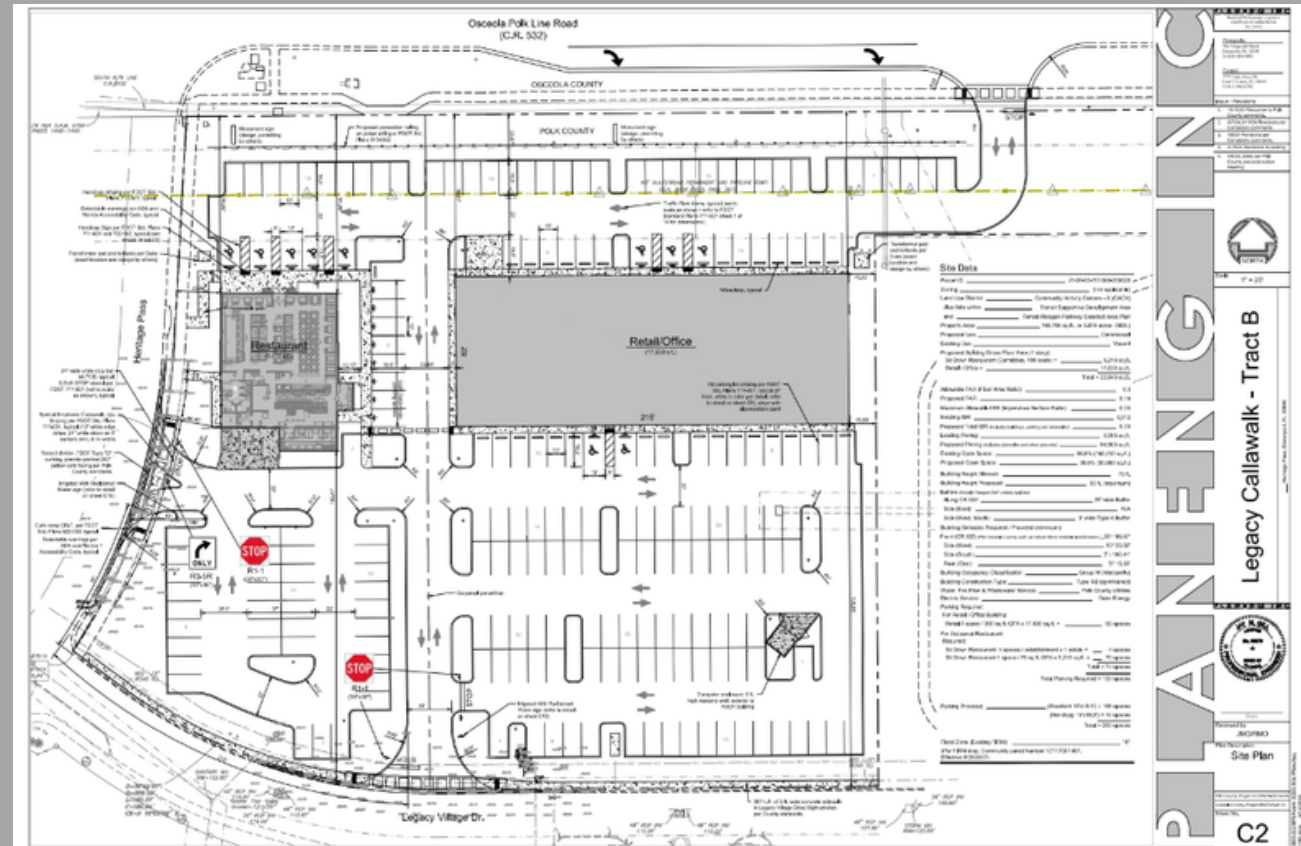
FLOOR PLAN



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SITE PLAN



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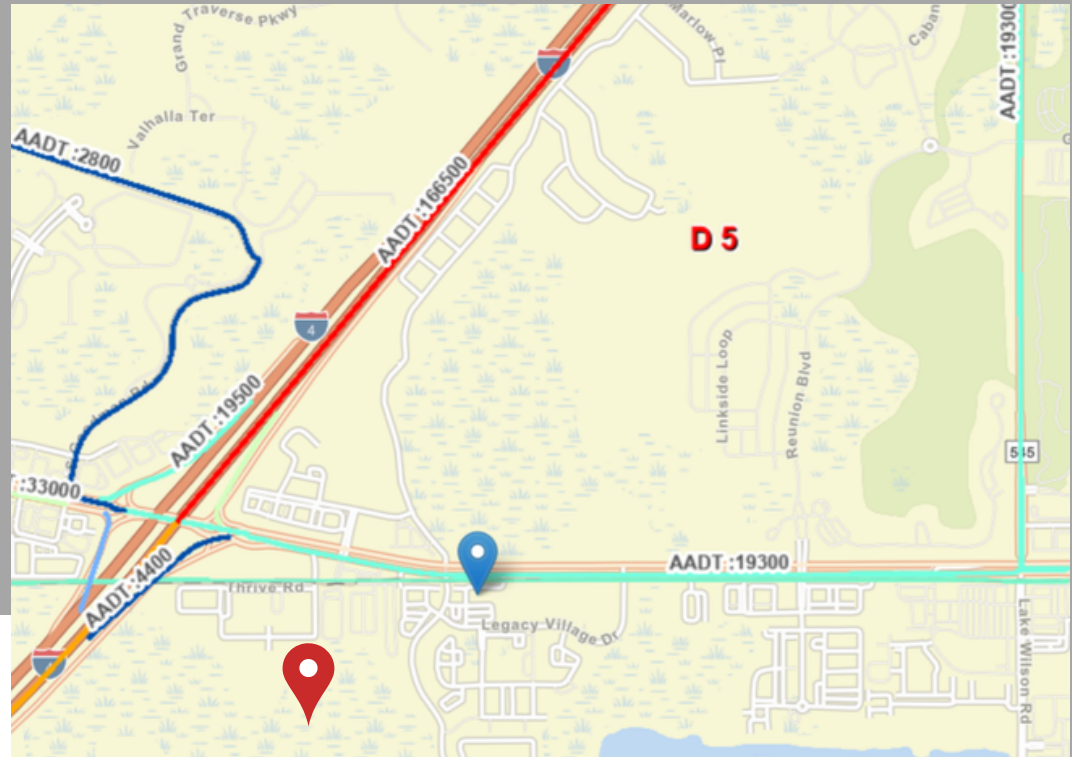
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ANNUAL AVERAGE DAILY TRAFFIC (AADT)



Demographics	1 Mile	3 Miles	5 Miles
<u>Population</u>	23,470	50,296	101,159
<u>Business</u>	152	791	2,168
<u>HH Income</u>	\$101,959	\$112,610	\$118,323
<u>Employees</u>	2,134	5,159	13,842



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