

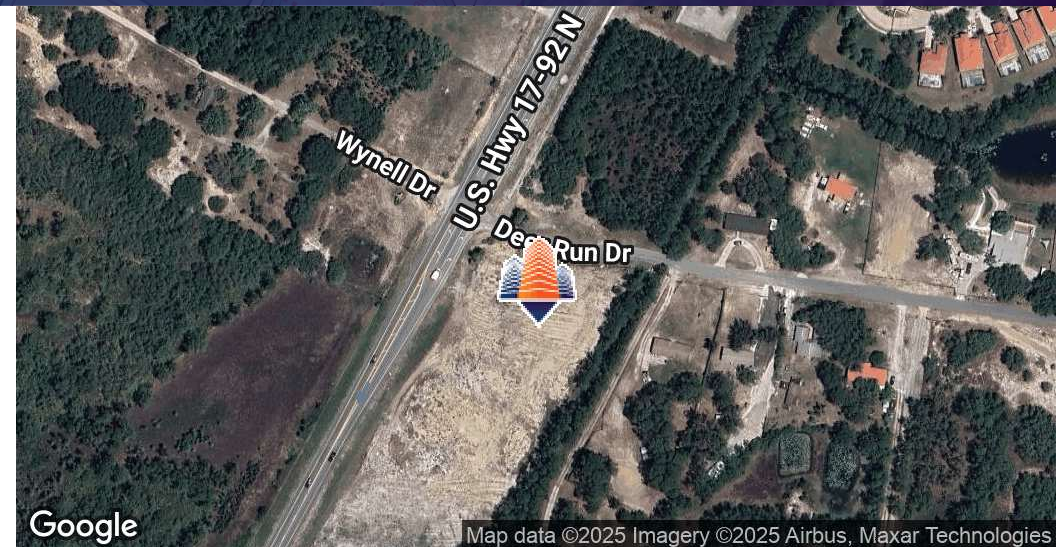
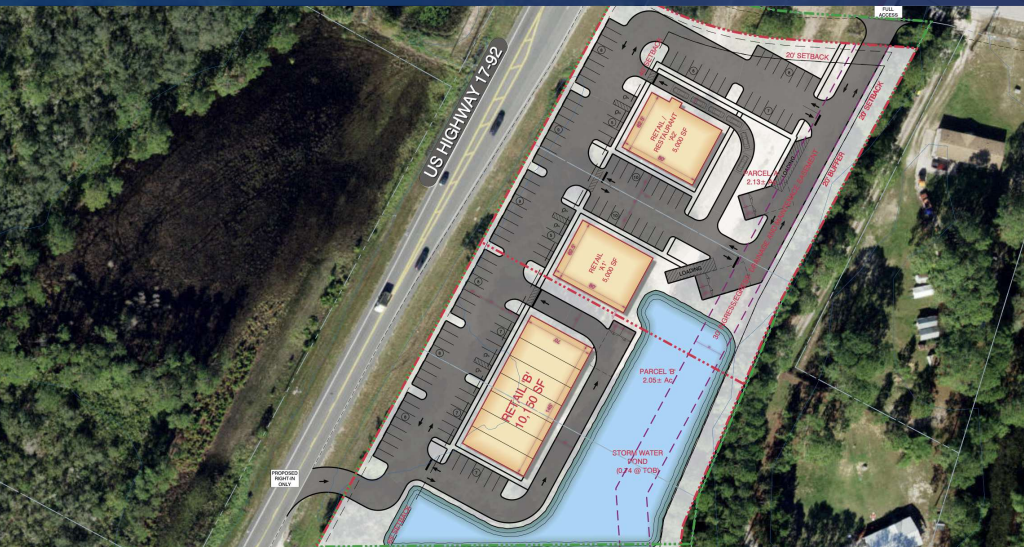
Davenport Retail Development

4134 U.S. Highway 17-92 North, Davenport, FL 33837



EQUITY
INVESTMENT
SERVICES

PROPERTY SUMMARY



PROPERTY HIGHLIGHTS

- Up to 4.2 acres available in ascending market
- Thousands of rooftops coming to the immediate area
- 21,500+ cars on 17-92
- Access from both 17-92 and Deer Run Road
- Minutes from Kinney Harmon Rd/Poinciana Parkway; the main thoroughfare for the 80,000+ Residents from Poinciana to I-4
- Ideal Uses: Gas, QSR, Full Service Restaurant, Medical, Auto, and Traditional Retailers

[CLICK HERE FOR ENGINEERED SITE PLAN](#)

OFFERING SUMMARY

Lease Rate:	Negotiable
Lot Size:	0.75 - 4.2 Acres
Available SF:	2,500 - 25,000 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,698	8,802	25,961
Total Population	5,149	25,570	72,943
Average HH Income	\$73,770	\$88,858	\$91,260

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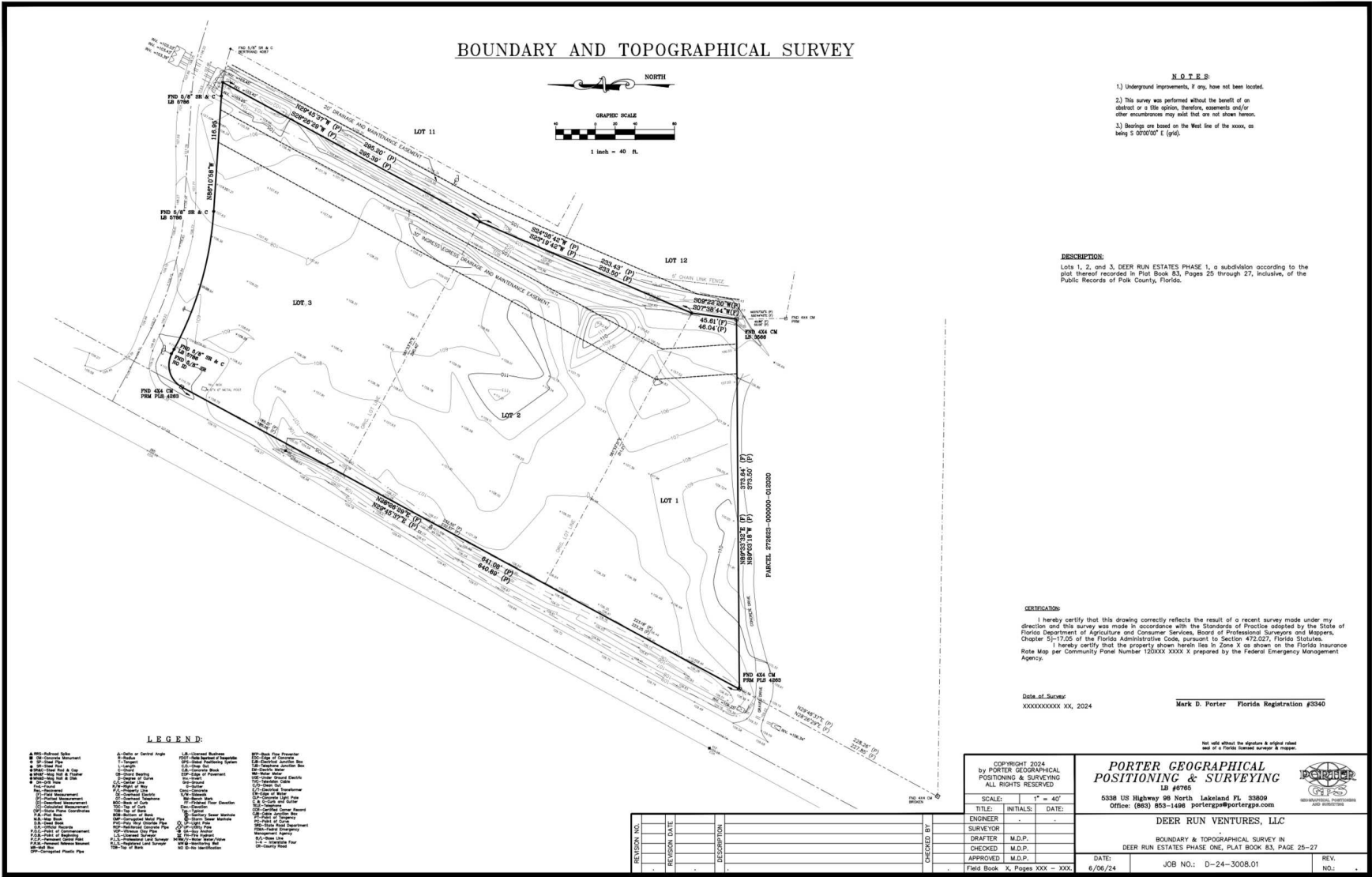
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SURVEY



EQUITY
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AERIAL MAP



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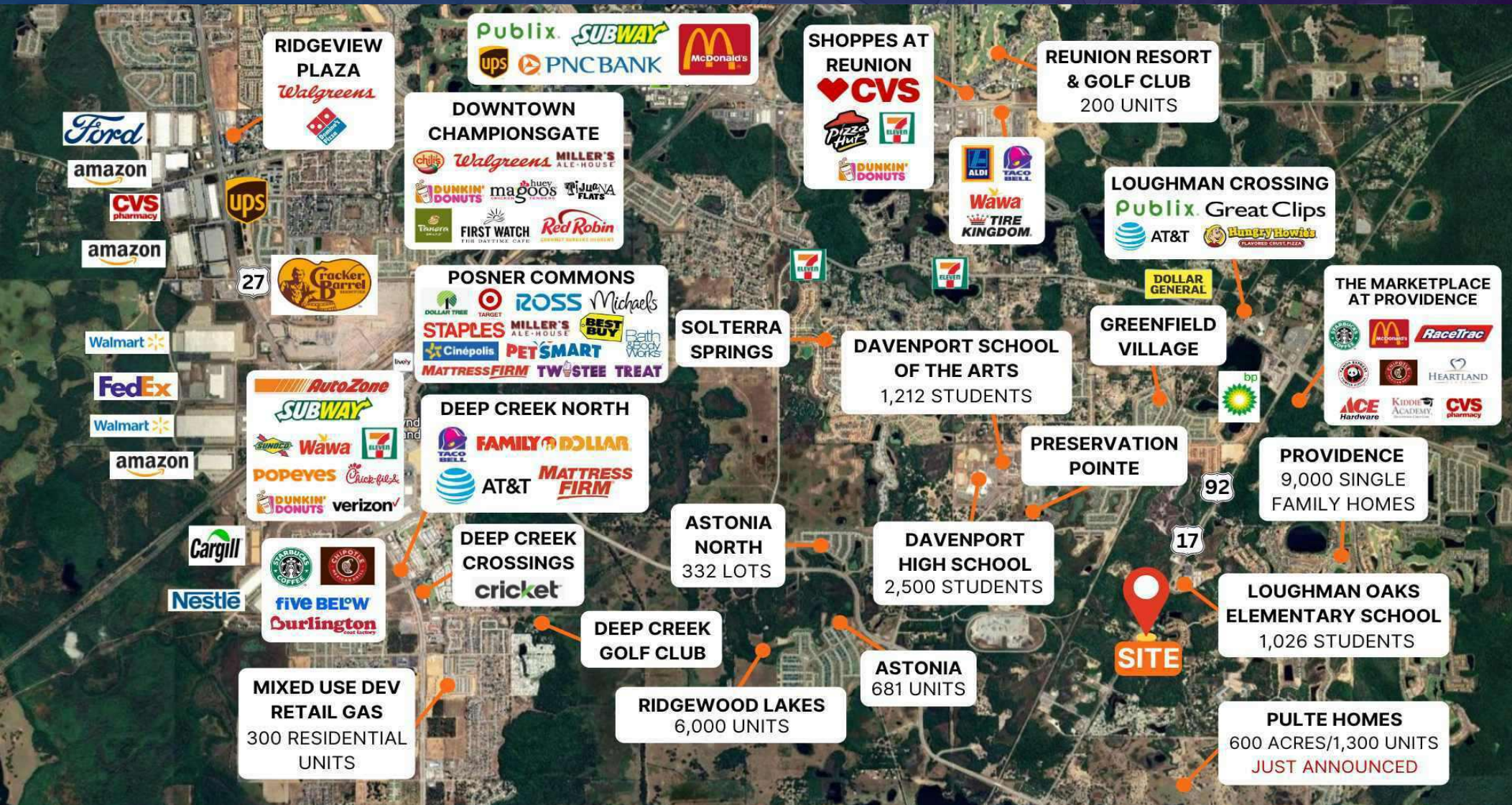
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RETAILER MAP



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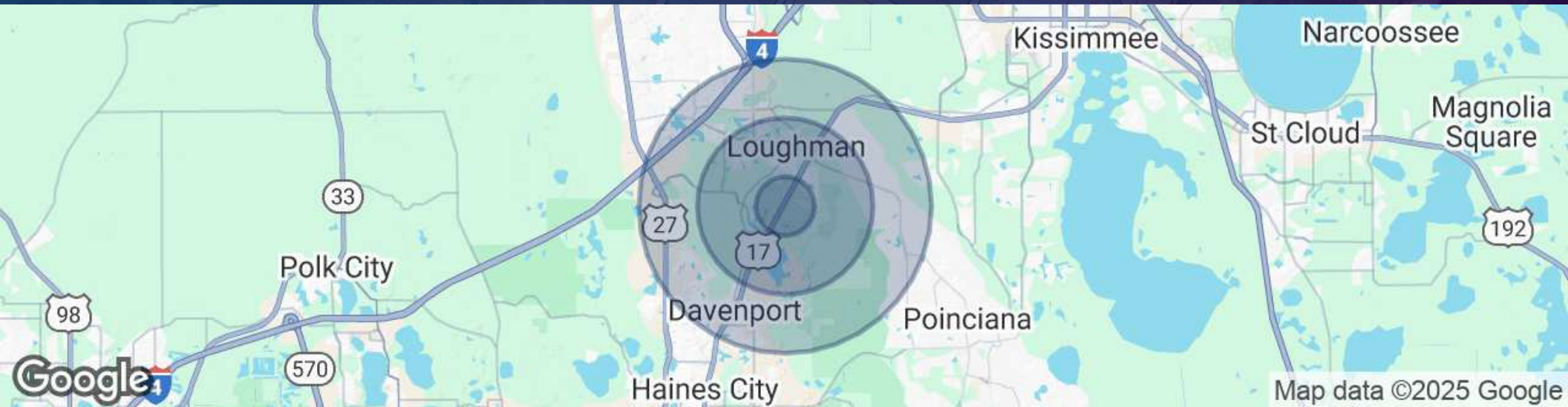
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,149	25,570	72,943
Average Age	38	38	40
Average Age (Male)	38	38	40
Average Age (Female)	39	38	41
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,698	8,802	25,961
# of Persons per HH	3.03	2.91	2.80
Average HH Income	\$73,770	\$88,858	\$91,260
Average House Value	\$413,889	\$384,355	\$360,884

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