

FOR LEASE

Grove Park

1413 Bartow Road
Lakeland, FL 33803



Owned and Managed by:



AVAILABLE RETAIL SPACE
4,586 SQUARE FEET



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PROPERTY *Details*

- **Availability:** 4,586 SF of Retail Space
- **Access:** Three entrances and access points at a signalized intersection.
- **Co-Tenancy:** A strong mix of national, regional, and local tenants that thrive in neighborhood/highway commercial property.
- **Exposure:** Direct Frontage on major market thoroughfare with unimpeded visibility from Bartow Rd and available Pylon Signage.
- **Gross Retail Area:** 120,150 Square Feet.
- **Parking:** Ample available parking with 573 parking spaces.
- **Traffic:** US Highway 98 host daily traffic of 38,500 CPD.

PROPERTY *Highlights*

- Grove Park Shopping Center hosts a prominent tenant mix with notable national co-tenants Publix Supermarkets, CVS Pharmacy, Amcscot, The UPS Store, Subway, Domino's Pizza, and Rainbow Apparel.
- The property is located in proximity to densely populated portions of the Lakeland submarket, Downtown Lakeland, Florida Southern College, and Southeastern University.
- Lakeland has a strong and diverse marketplace as home to Publix Supermarkets Headquarters with over 8,000 employees and a rapidly expanding transport/logistics industry that includes a large presence by Amazon.

AREA *Demographics*

RADIUS	1 MI	3 MI	5 MI
Total Population	11,613	66,925	137,730
Avg HH Income	\$63,035	\$63,218	\$66,598
# of Households	4,448	26,606	53,570



GROVE PARK
Site Plan



GROVE PARK Area Map





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FOR MORE
Information

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