



FOR GROUND LEASE/LEASE



2470 HOWELL MARKET WINTER PARK, FL 32792

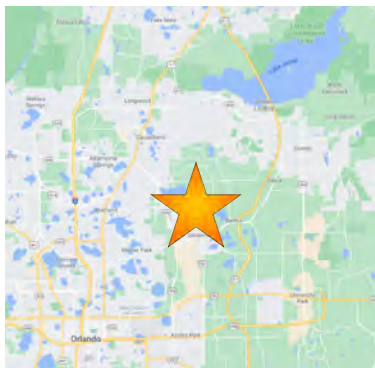
Commercial Lot Ready for Development

For More Information:

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PROPERTY HIGHLIGHTS

- ±0.87 acres of commercial land approved for turnkey retail/commercial or a bank with drive-thru up to 5,400 SF
- Part of a larger mixed-use commercial development and adjacent to the upscale Hawk's Crest community
- Concurrency in place and off-site retention, utilities stubbed to the site and community roads installed
- Owner will ground lease, build-to-suit, or sell lot
- Co-tenants include Foxtail Coffee, Park Maitland School, Porte Noire Salon, and WP Pediatric Dentistry

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	13,155	108,316	263,008
Households	5,225	44,133	102,533
Avg HH Income	\$76,176	\$86,747	\$90,798

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

SITE AERIAL



RETAILER MAP



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