

Casselberry Square

906 State Road 436
Casselberry, FL 32707
Lat 28.512, Long -81.309

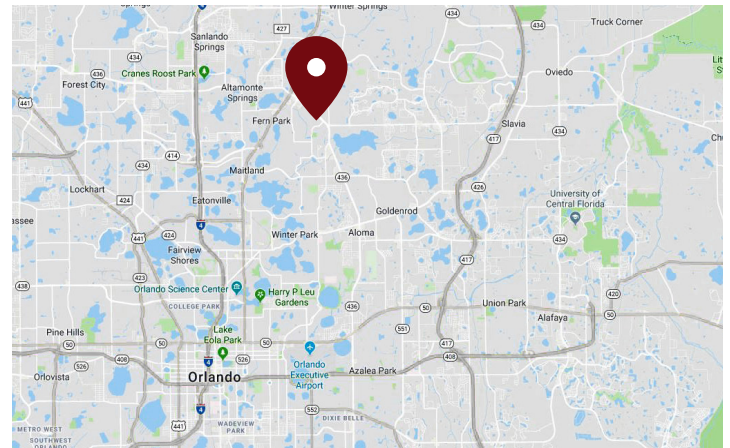
FOR LEASE



8,080 - 10,646 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Anchored by Ollie's, Dollar General and Pet Supermarket
- Over 60 Percent of the Project is Comprised of National and Regional Retailers
- The Center is Located in the Densely Populated Orlando Suburb of Casselberry, Florida
- High Traffic, Recognizable Location on the Corner of Semoran Boulevard (SR 436) and Red Bug Lake Road with over 74,000 VPD on Semoran and Another 34,000 on Red Bug Lake Road
- Renovated in 2016
- Combined Traffic Count: 88,800 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	13,703	94,609	251,247
Daytime Population	12,297	84,909	281,279
Total Households	5,936	39,409	104,878
Avg. HH Income	\$82,936	\$101,612	\$103,607

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Rochelle DuBrule

407.581.6248 | rdubrue@crossmanco.com

3333 South Orange Avenue, Suite 201, Orlando, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.



www.crossmanco.com

Casselberry Square

906 State Road 436
 Casselberry, FL 32707
 Lat 28.512, Long -81.309



Suite	Tenant	Size
906-908	V's Diner	2,800
910	Top Nails & Spa	1,400
914	Liquor & Tobacco Outlet	3,850
918	Moda Colombia	1,750
920	Big League Cards	1,400
922	Universal Barber Shop	1,400
924	Wa Sushi	1,400
932	AVAILABLE	8,080
938	Pet Supermarket	8,080

Suite	Tenant	Size
940-942	Ollie's Bargain Outlet	32,040
944	AVAILABLE	10,646
946	Humana, Inc.	6,000
948	Dollar General	10,000
TOTAL		88,846



Rochelle DuBrule

407.581.6248 | rdubrue@crossmanco.com

3333 South Orange Avenue, Suite 201, Orlando, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.



Crossman & Company

www.crossmanco.com

Casselberry Square

906 State Road 436
Casselberry, FL 32707
Lat 28.512, Long -81.309

FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



Saturday	84,839
Friday	58,382
Sunday	55,351

OF VISITS

TOP 3 HOURS

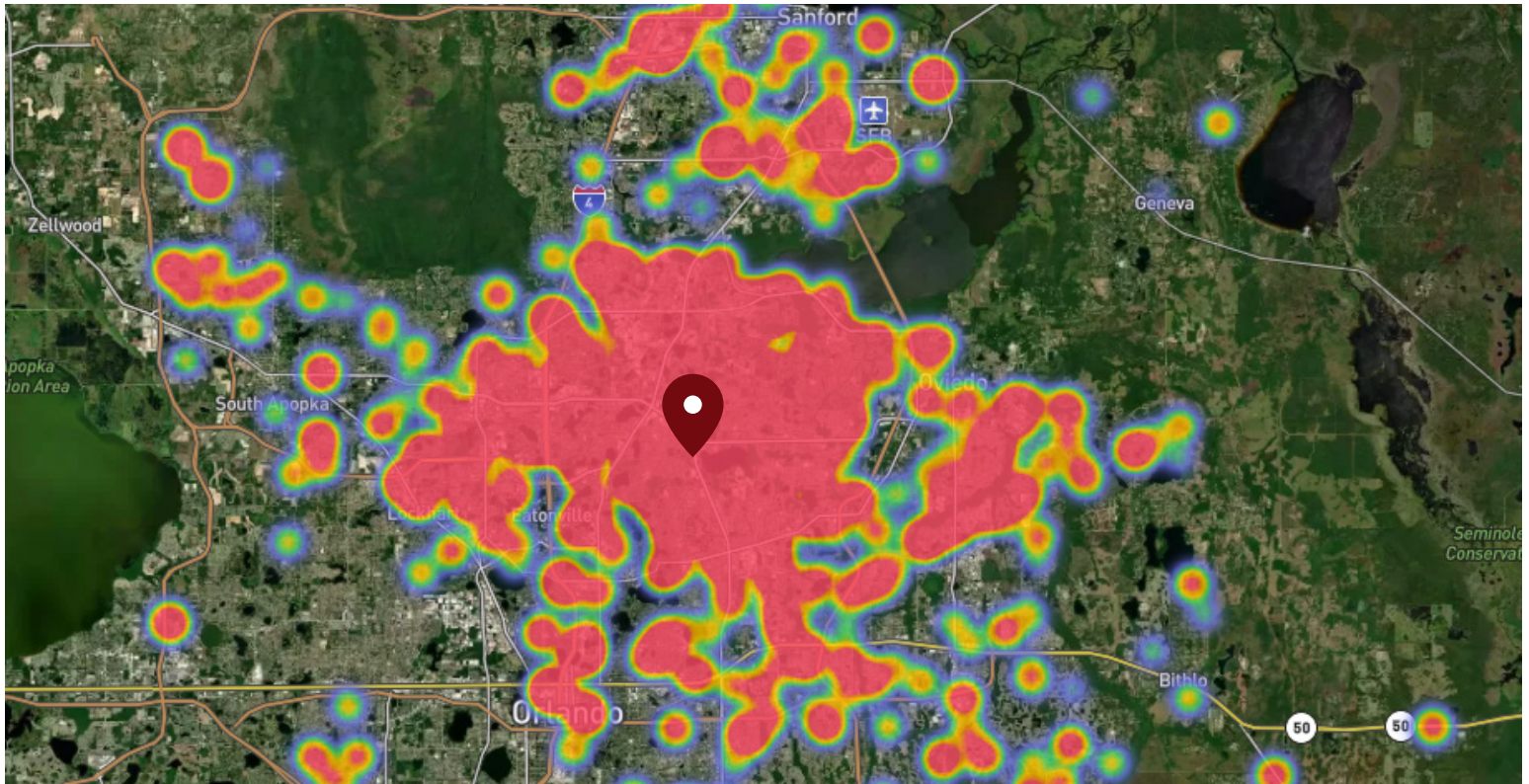


1-2 PM	67,457
2-3 PM	64,583
12-1 PM	63,408

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) February 1, 2022 - January 31 2023

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

Data provided by Placer Labs Inc. (www.placer.ai)

Rochelle DuBrule

407.581.6248 | rdubrue@crossmanco.com

3333 South Orange Avenue, Suite 201, Orlando, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.



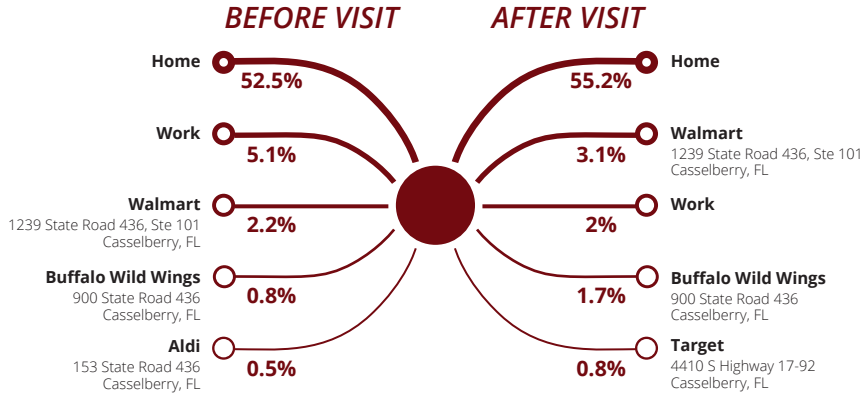
Crossman & Company

www.crossmanco.com

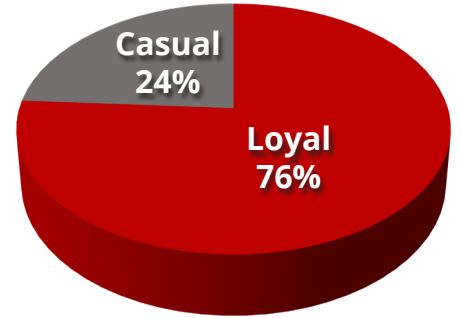
Casselberry Square

906 State Road 436
 Casselberry, FL 32707
 Lat 28.512, Long -81.309

CUSTOMER JOURNEY - TOP 5 PLACES

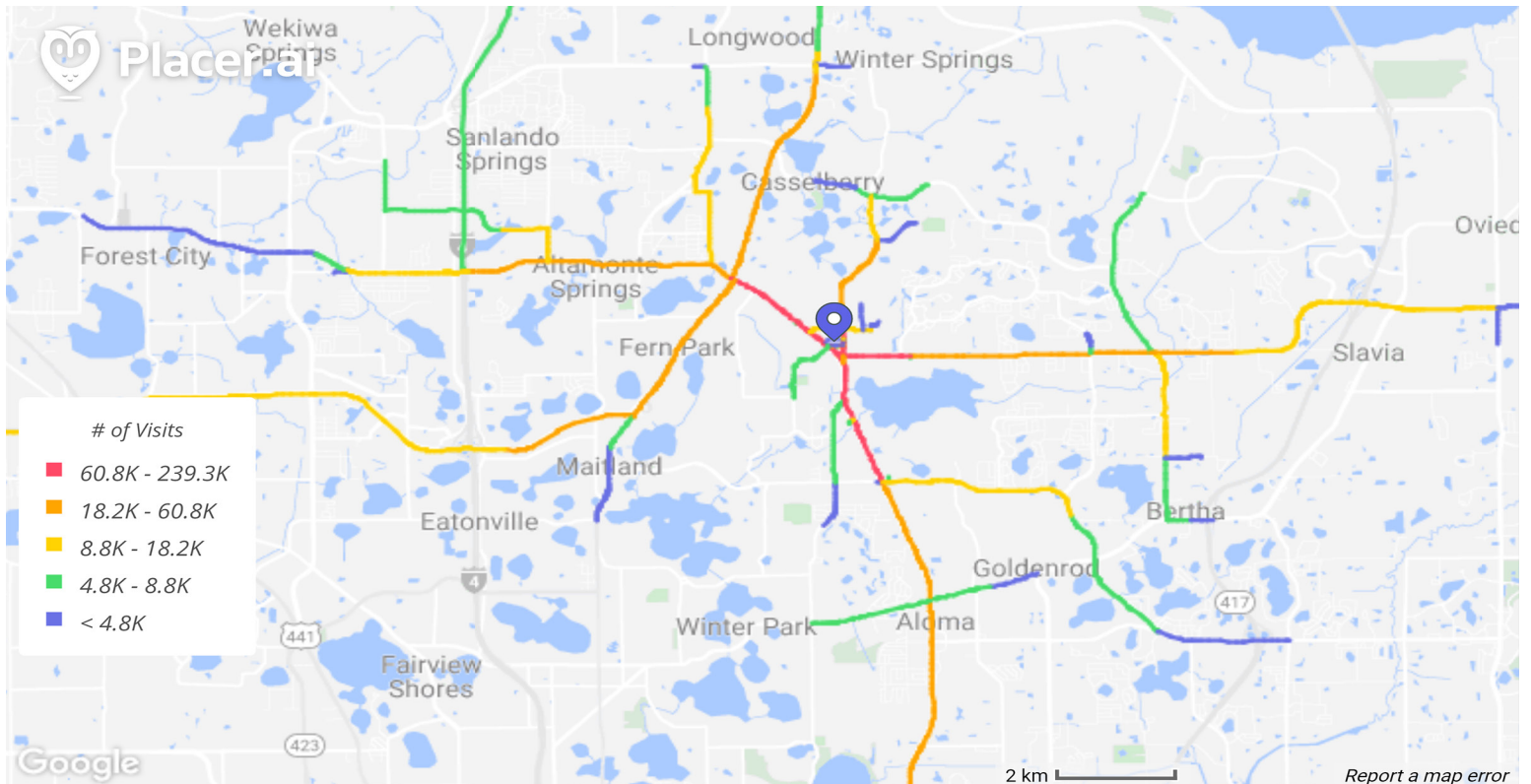


CUSTOMER LOYALTY



Data provided by Placer Labs Inc. (www.placer.ai)

CUSTOMER JOURNEY



Data provided by Placer Labs Inc. (www.placer.ai)

Rochelle DuBrule

407.581.6248 | rdubrue@crossmanco.com
 3333 South Orange Avenue, Suite 201, Orlando, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.



Crossman & Company

www.crossmanco.com