



FOR LEASE
Call for Pricing



7335 S US HWY 17-92 FERN PARK, FL 32730

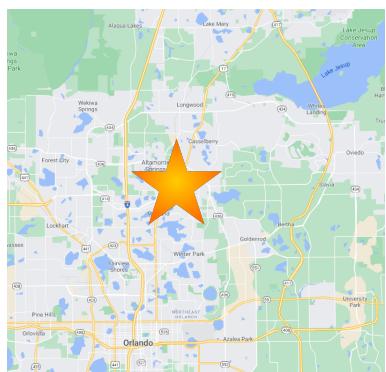
Medical Office Pad
Ready for Development

For More Information:

Bobby Bridges

407 616 1025

bobby@v3capgroup.com



www.v3commercialadvisors.com

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.

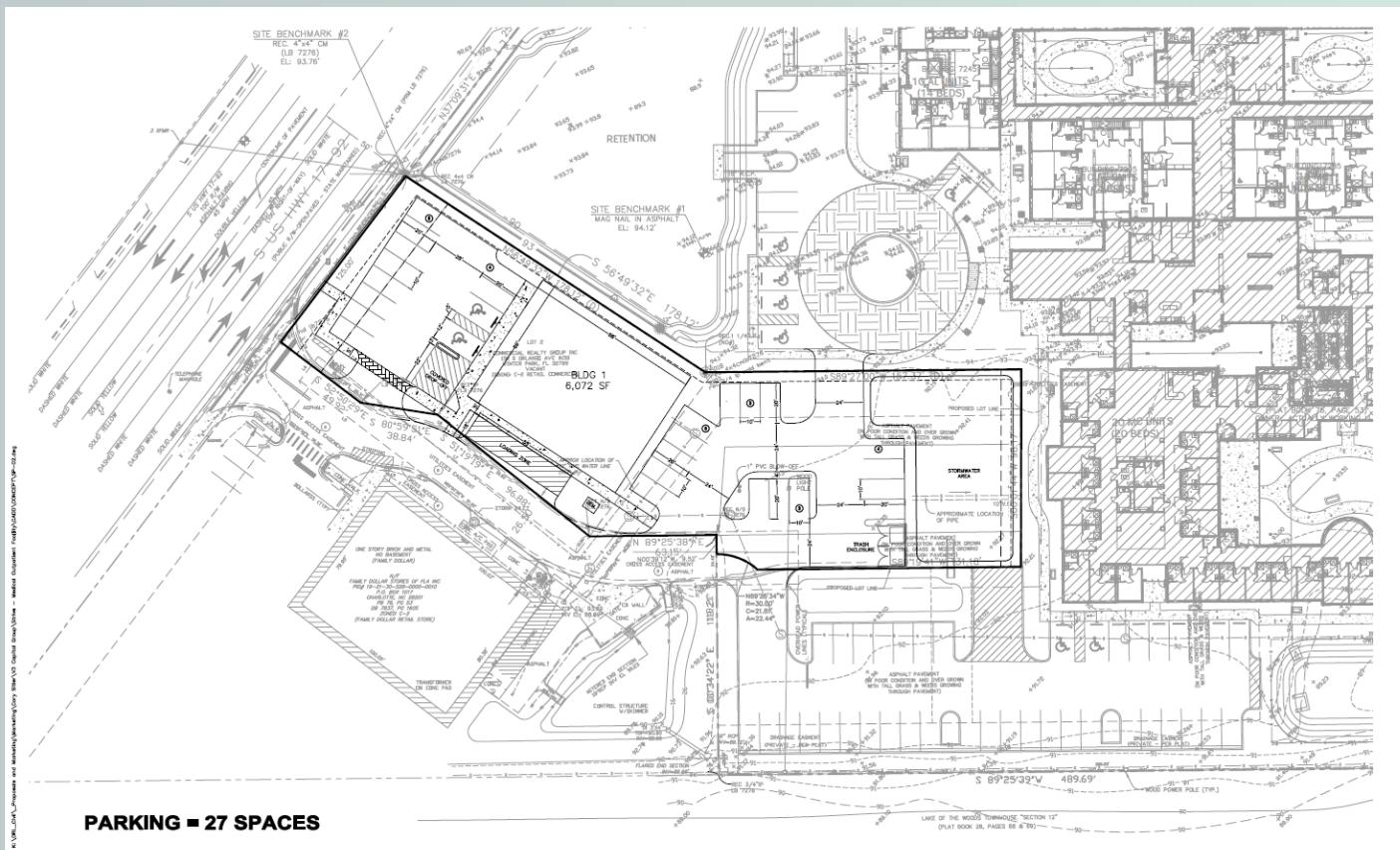
PROPERTY HIGHLIGHTS

- Medical/Retail outparcel approved for ±6,072 SF building
- 90ft of direct frontage on 17-92 with traffic counts of 55,500 AADT
- Ample parking with cross access
- Adjacent to 100+ bed assisted living community & less than 1 mile to Garden Park Senior Living
- Centrally located to serve Winter Park, Altamonte Springs, Maitland, and Casselberry

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	11,954	93,159	261,641
Households	5,066	40,011	109,908
Avg HH Income	\$68,662	\$84,598	\$86,676

SITE PLAN



RETAILER MAP



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