

# SMD

Southern Management  
and Development, L.P.

## Promenade at Tuskawilla

1425 Tuskawilla Road  
5965 Red Bug Lake Road  
Winter Springs, FL 32708

### ANCHORED BY

Hobby Lobby, HomeGoods,  
Beall's Outlet and Ulta Beauty

Located at the signalized intersection  
on Red Bug Lake Road and  
Tuskawilla Road

Densely populated residential communities  
surrounding center

Average daily traffic count: 65,000

Gross leasable area:  
217,032 Sq. Ft. (MOL)

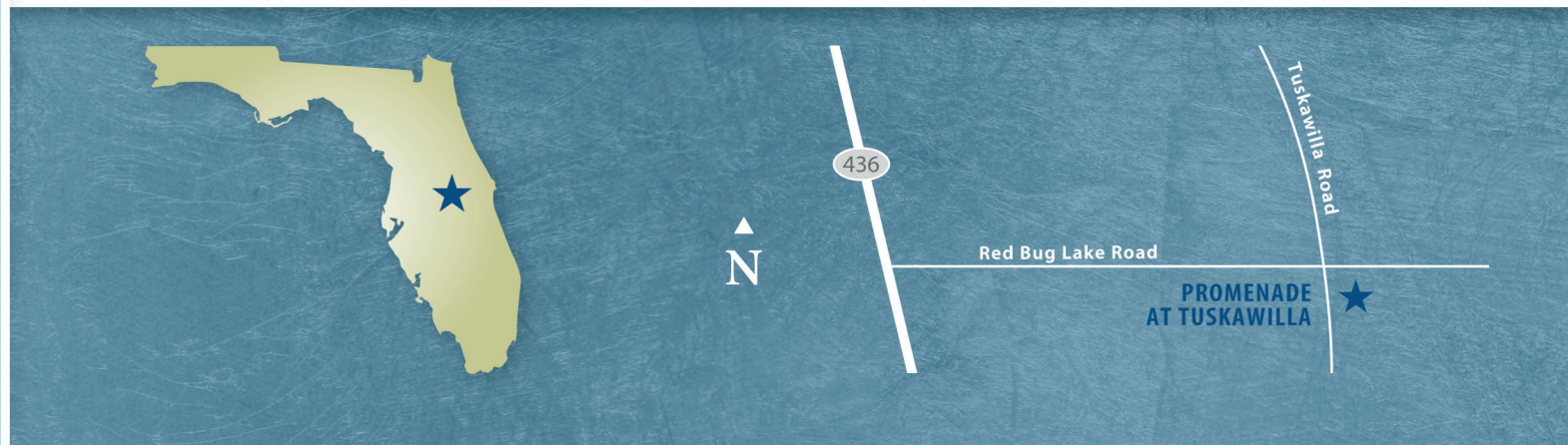
### CREATING VALUE

*Southern Management and Development, L.P.*



### CONTACT A LICENSED AGENT

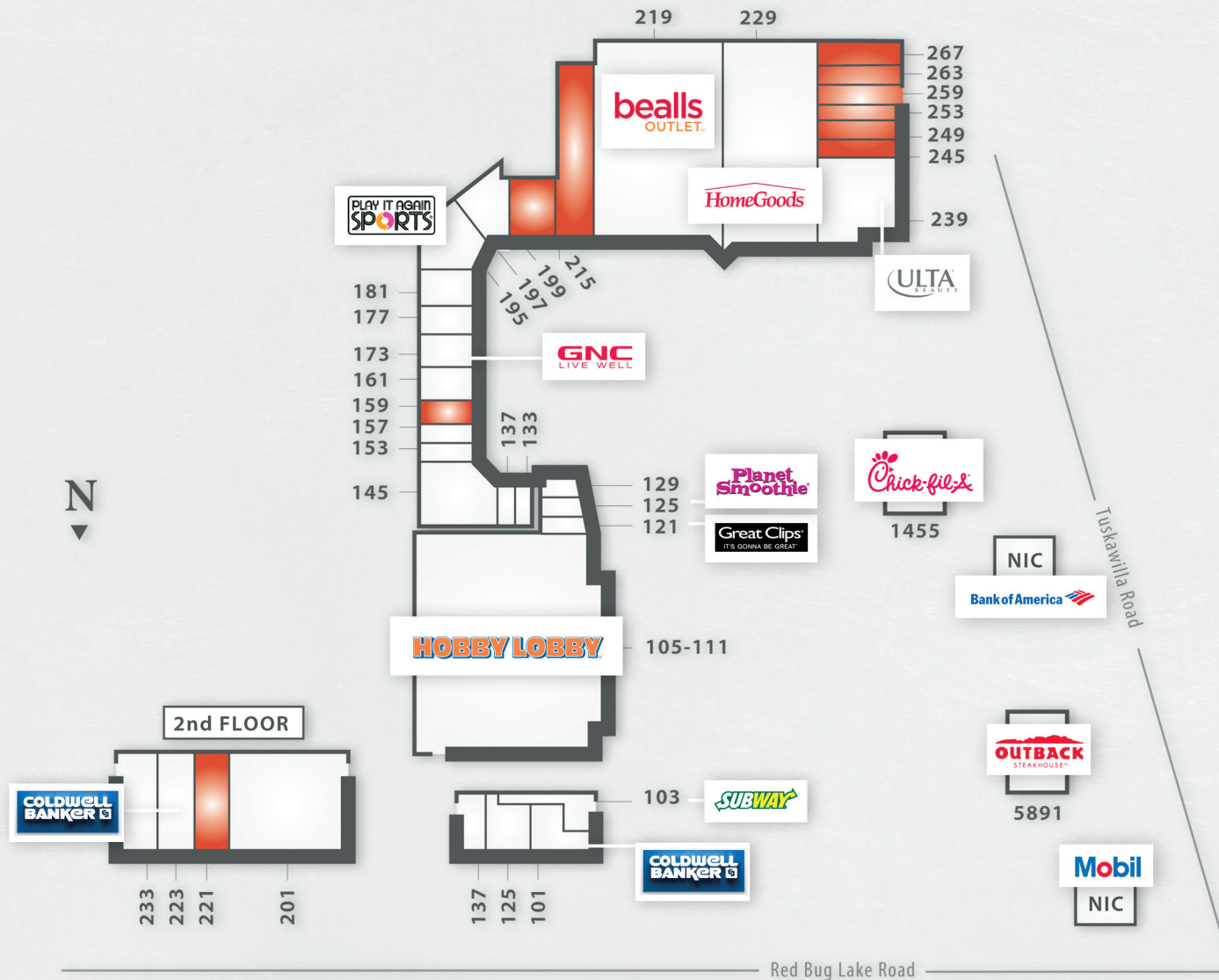
[smdproperty.com](http://smdproperty.com) | 561.948.7100 F: 561.948.7120 | 800.570.3261 | 2300 NW Corporate Boulevard, Suite 135, Boca Raton, FL 33431





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## DEMOGRAPHICS

DESCRIPTION	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
<b>Population</b>			
2023 Projection	11,683	765,353	237,813
2018 Estimate	10,950	72,108	224,361
2010 Census	9,861	66,202	205,717
2000 Census	8,059	59,504	188,293
<b>Population by race</b>			
White	79.42%	81.72%	78.96%
Black   African American	7.47%	6.30%	8.54%
Hispanic   Other	13.11%	11.98%	12.50%
<b>2018 Estimate</b>			
Average HH Income	\$91,800.09	\$94,744.07	\$83,749.44
<b>2018 Estimate</b>			
Median HH Income	\$67,504.55	\$69,893.09	\$58,716.52
<b>2015 Estimate</b>			
Median Age	40.19	41.62	38.08

## LEGEND

5965 Red Bug Lake Road			1425 Tuskawilla Road			157			229		
UNIT	TENANT	SQ.FT.	UNIT	TENANT	SQ.FT.	UNIT	TENANT	SQ.FT.	UNIT	TENANT	SQ.FT.
137	Breakfast Club Cafe	2,028	103	Subway	1,093	159	Design Cuts	1,238	229	HomeGoods	20,658
125	Nail Salon	1,360	105-111	Hobby Lobby	62,942	161	Available	1,032	239	Ulta Beauty	10,506
101	Coldwell Banker Realty	4,774	121	Great Clips	1,200	173	Chinese Restaurant	3,000	245	Available	
<b>Upper Level</b>			125	Planet Smoothie	1,370	177	H & R Block	2,060	249	Available	
201	Red Sun Yoga	2,777	129	Dry Cleaners	1,400	181	Martial Arts	3,798	253	Available	
221	Available	2,783	133	Barber Shop	757	195	Play It Again Sports	4,177	259	Available	
223	Coldwell Banker Realty	1,020	137	Spark! Studio	2,320	197	Stefano's Trattoria	4,201	263	Available	
233	Dentist	2,792	145	Performing Arts	5,762	199	UFC Gym	4,435	267	Available	
			153	Chiropractor	1,210	215	Available	8,739	<b>Outparcels</b>		
						219	Balls Outlet	22,551	1455	Chick-fil-A	3,328
									5891	Outback Steakhouse	6,100