

ALOMA SHOPPING CENTER

2295 Aloma Ave, Winter Park, FL 32792



WINTER PARK, FL

1,135 SF; 4,206 SF; AND 13,135 SF AVAILABLE

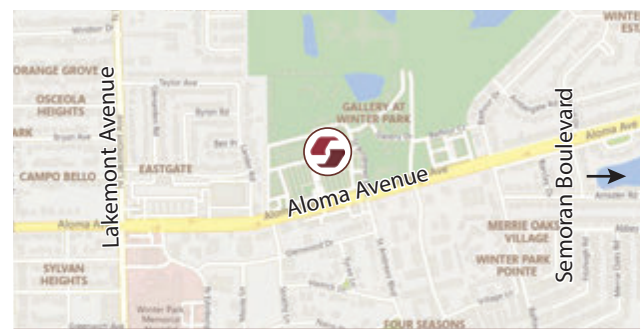
- Located on Aloma Avenue, east of Lakemont Ave and west of Semoran Blvd in Winter Park, FL
- The shopping center is anchored by Publix, Aloma Cinema, Pet Supermarket and FedEx
- Anchor box space of up to 17,341 SF available, with 110 SF of frontage
- With multiple access points and a diverse tenant mix, the shopping center allows a convenient one-stop shop for the existing high-end neighborhoods
- Within half a mile, AdventHealth Winter Park is under expansion to add 27,000 SF by summer 2021

Demographics	3 Miles	5 Miles	7 Miles
Q2 2020 Population	103,046	268,275	524,770
Q2 2020 Households	45,978	114,772	221,346
Q2 2020 Avg HH Income	\$100,937	\$88,689	\$81,068

TRAFFIC COUNTS

Aloma Avenue	45,000
SR 436 (Semoran)	53,100
Lakemont Avenue	20,000

LOCATION



LAT: 28.602 / LON: -81.321

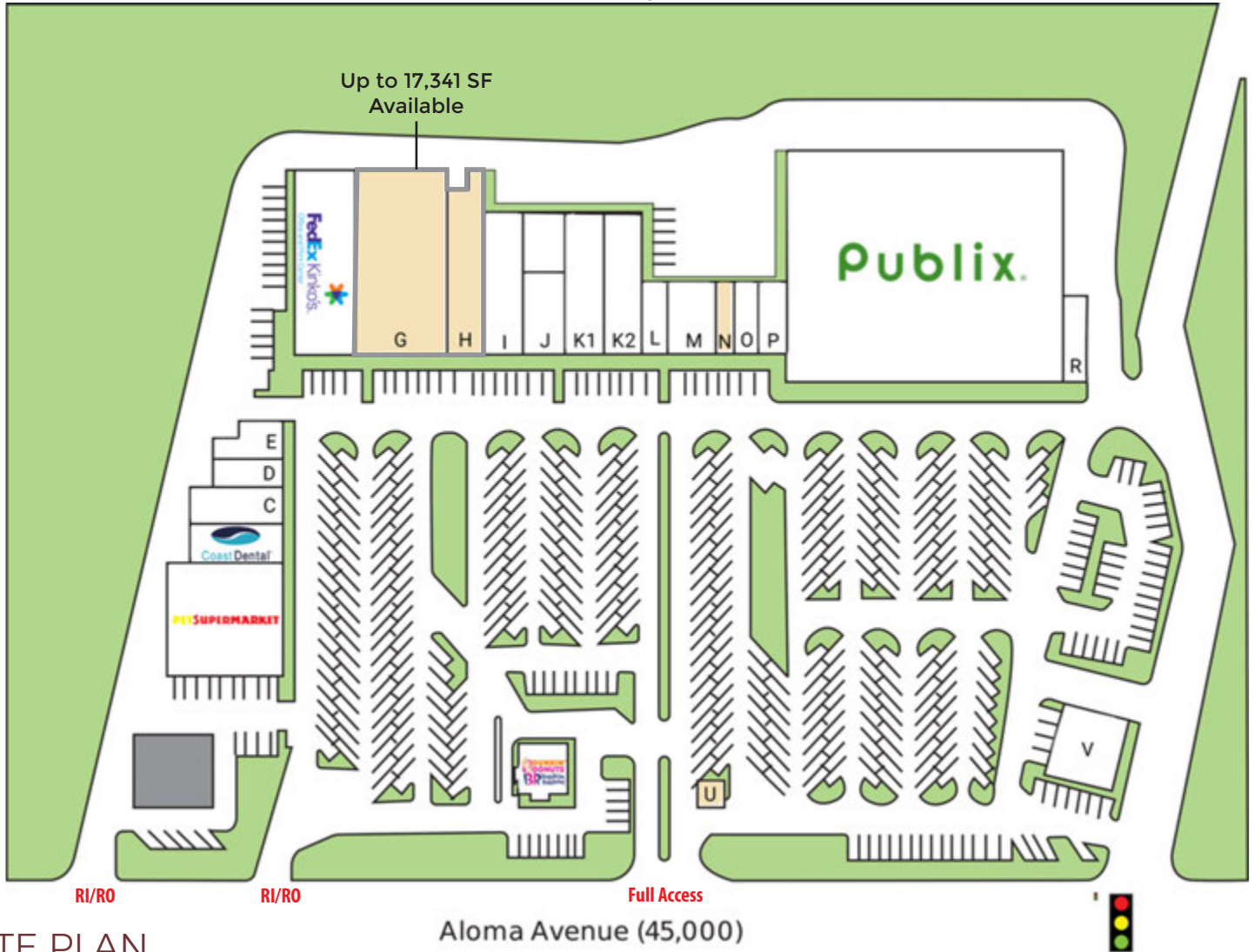
Leasing Contact

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The Sembler Company | 800.940.6000 | www.sembler.com

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SITE PLAN

A	Pet Supermarket	9,504	K2	Massage Luxe	3,937
B	Coast Dental	2,500	L	Sharkey's Cuts for Kids	1,200
C	Companion Care Pet Hospital	2,507	M	Leslie's Swimming Pool Supplies	2,700
D	Full Spine Chiropractic	1,200	N	AVAILABLE	1,135
E	HearUSA	1,704	O	Nail Salon	1,196
F	FedEx Office	9,050	P	Winter Park Optical	1,200
G	AVAILABLE	13,135	Q	Publix	47,000
H	AVAILABLE	4,206	R	Publix Liquors	1,400
I	Tibby's New Orleans Kitchen	5,250	T	Dunkin' Donuts/Baskin Robbins	1,849
J	H&R BLock	1,800	U	AVAILABLE	ATM
K1	First Watch	3,840	V	Centennial Bank	4,000

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