For Sale







Vacant Land

Silver Star Rd. & Lake Stanley Rd. Orlando, FL 32818

MARTIN FORSTER, CCIM

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Winter Park, FL 32789

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PROPERTY HIGHLIGHTS

- 1.33 acres vacant land located on Silver Star Road
- Approved plans to build a 12,000 SF retail center
- Great visibility in area of growth
- Uses: strip center, auto or dollar store
- Traffic count: 31,000 AADT
- Asking \$625,000
- Contact Martin Forster, CCIM for more details: 321-299-4164



DEMOGRAPHICS

	1-mile	3-mile	5-mile
Total Population	15,723	105,924	213,439
2000-2013 % Population Change	14.37%	15.70%	15.34%
2000-2013 % Household Change	13.47%	13.69%	12.04%
Median Age	34	34	33
Households	4,935	34,364	71,541
Median HH Income	\$48,642	\$46,840	\$45,597
Average HH Income	\$56,869	\$56,326	\$58,850
Per Capita Income	\$17,902	\$18,347	\$19,846
Automotive parts & accessories stores	\$3,703,673	\$26,914,932	\$56,457,083
Appliance, television & other electronic stores	\$2,962,198	\$17,688,844	\$37,039,619
Computer & software stores	\$7,345,373	\$45,645,721	\$91,913,590
Beer, wine & liquor stores	\$1,180,954	\$7,343,616	\$13,944,264
Pharmacies & drug stores	\$4,726,391	\$34,059,043	\$70,701,218
Restaurant expenditures	\$5,423,774	\$37,081,144	\$75,299,347
	2000-2013 % Population Change 2000-2013 % Household Change Median Age Households Median HH Income Average HH Income Per Capita Income Automotive parts & accessories stores Appliance, television & other electronic stores Computer & software stores Beer, wine & liquor stores Pharmacies & drug stores	Total Population 15,723 2000-2013 % Population Change 14.37% 2000-2013 % Household Change 13.47% Median Age 34 Households 4,935 Median HH Income \$48,642 Average HH Income \$56,869 Per Capita Income \$17,902 Automotive parts & accessories stores \$3,703,673 Appliance, television & other electronic stores \$2,962,198 Computer & software stores \$7,345,373 Beer, wine & liquor stores \$1,180,954 Pharmacies & drug stores \$4,726,391	Total Population 15,723 105,924 2000-2013 % Population Change 14.37% 15.70% 2000-2013 % Household Change 13.47% 13.69% Median Age 34 34 Households 4,935 34,364 Median HH Income \$48,642 \$46,840 Average HH Income \$56,869 \$56,326 Per Capita Income \$17,902 \$18,347 Automotive parts & accessories stores \$3,703,673 \$26,914,932 Appliance, television & other electronic stores \$2,962,198 \$17,688,844 Computer & software stores \$7,345,373 \$45,645,721 Beer, wine & liquor stores \$1,180,954 \$7,343,616 Pharmacies & drug stores \$4,726,391 \$34,059,043

Source: Loopnet 2014



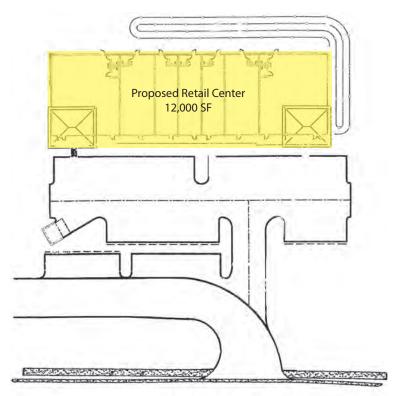
Looking east along Silver Star Road from Lake Stanley Road

PROPOSED RETAIL CENTER SITE PLAN

Kangaroo Gas Station between the property and Lake Stanley Road



The property to the right of the Kangaroo Gas Station



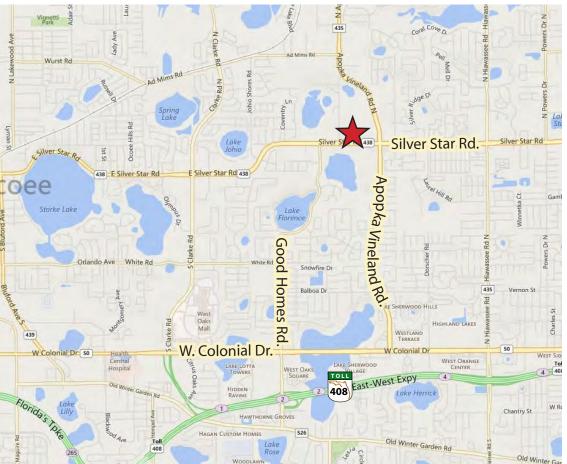
Silver Star Rd.



Looking south from the NW corner of the property

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FOR MORE INFORMATION:



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