

Publix #1174 - Fountains West
 301 West Road
 Ocoee, FL 34761
 Lat 28.603, Long -81.549

DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2018 Population	4,553	41,086	130,656
2023 Population	5,333	46,115	144,688
2018 Average HH Income	\$93,292	\$76,846	\$72,593
2018 Median HH Income	\$70,350	\$59,966	\$54,549

PROPERTY HIGHLIGHTS

- Publix Anchored Center
- Join Subway, T-Mobile, Pizza Hut, State Farm, Hair Cuttery
- Close proximity to SR 429
- Fountains West is centrally located within the residential growth node of Ocoee. Numerous new planned communities entering the market.
- Ocoee is one of the ten fastest growing towns in the State of Florida
- Combined Traffic Counts (2018): 16,471 CPD

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 Licensed Real Estate Broker

Leasing Contact:
Tyler Wilkins
 407.581.6245
 twilkins@crossmanco.com



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301 West Road

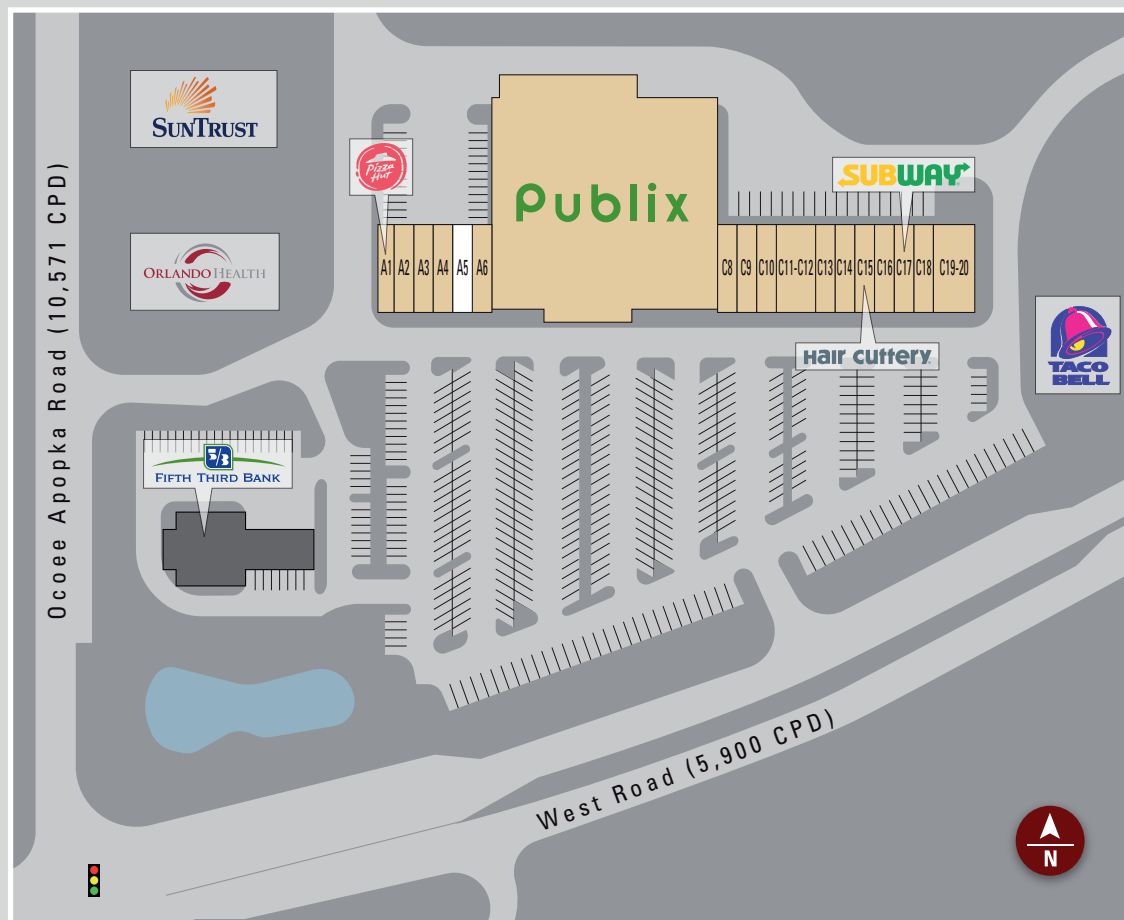
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SITE PLAN

STE	TENANT	SIZE
B	Publix	38,997
A1	Pizza Hut	1,440
A2	New China	1,260
A3	Hair Perfect	1,260
A4	State Farm Insurance	1,260
A5	AVAILABLE	1,440
A6	Ocoee Fire Department	1,440
C8	Knightly Spirits Liquor	1,440
C9	T-Mobile	1,440
C10	Realty Center	1,260
C11-12	Le Pup and Critters	2,700
C13	Veterinary Clinic	1,440
C14	Modern Nail Salon	1,260
C15	Hair Cuttery	1,260
C16	SeeWell Family Vision	1,440
C17	Subway	1,440
C18	269 West Wine Bar	1,440
C19-20	Breakfast Club of Ocoee	2,880
TOTAL		65,017

AVAILABLE NOT OWNED



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