

# Metrowest Shoppes

3120 South Kirkman Rd, Orlando, FL 32811

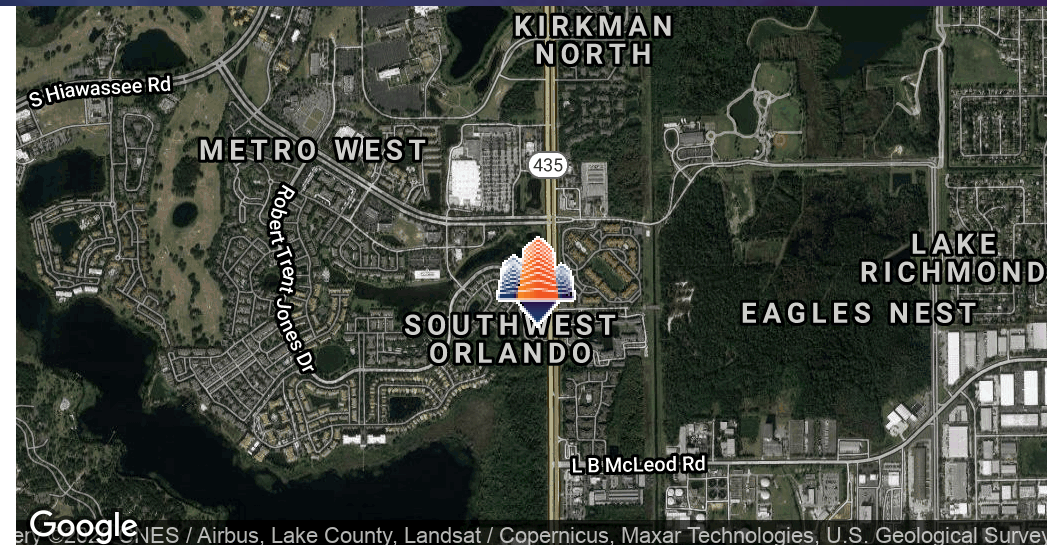


EQUITY  
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SERVICES

## PROPERTY SUMMARY



Endcap Triple  
Lane Drive-Thru  
Available!



### PROPERTY HIGHLIGHTS

- 2nd Generation Bank Endcap Available - 3 drive-thru lanes plus a bypass/ATM lane
- 2nd Generation Salon Available- Next to South Endcap with Direct Exposure to S. Kirkman Road
- 1,400 SF, 1,941 SF, 2,123 SF, and 4,012 SF Spaces Available- 6,135 SF of Contiguous Space Available
- Tenant Move-In Incentives Available
- Co-Tenants Include Chase Bank, Verizon Wireless, Subway, FedEx Office
- Strong Daytime Population
- Traffic: 57,000+ Cars Per Day
- Located at a Signalized Corner
- In the Heart of Metrowest with Close Access to Universal Studios Attractions

### OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	1,400 - 6,135 SF
Lot Size:	4.08 Acres
Building Size:	32,946 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	6,027	40,434	89,180
Total Population	14,327	107,928	249,987
Average HH Income	\$53,656	\$55,420	\$57,480

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## PROPERTY PHOTOS



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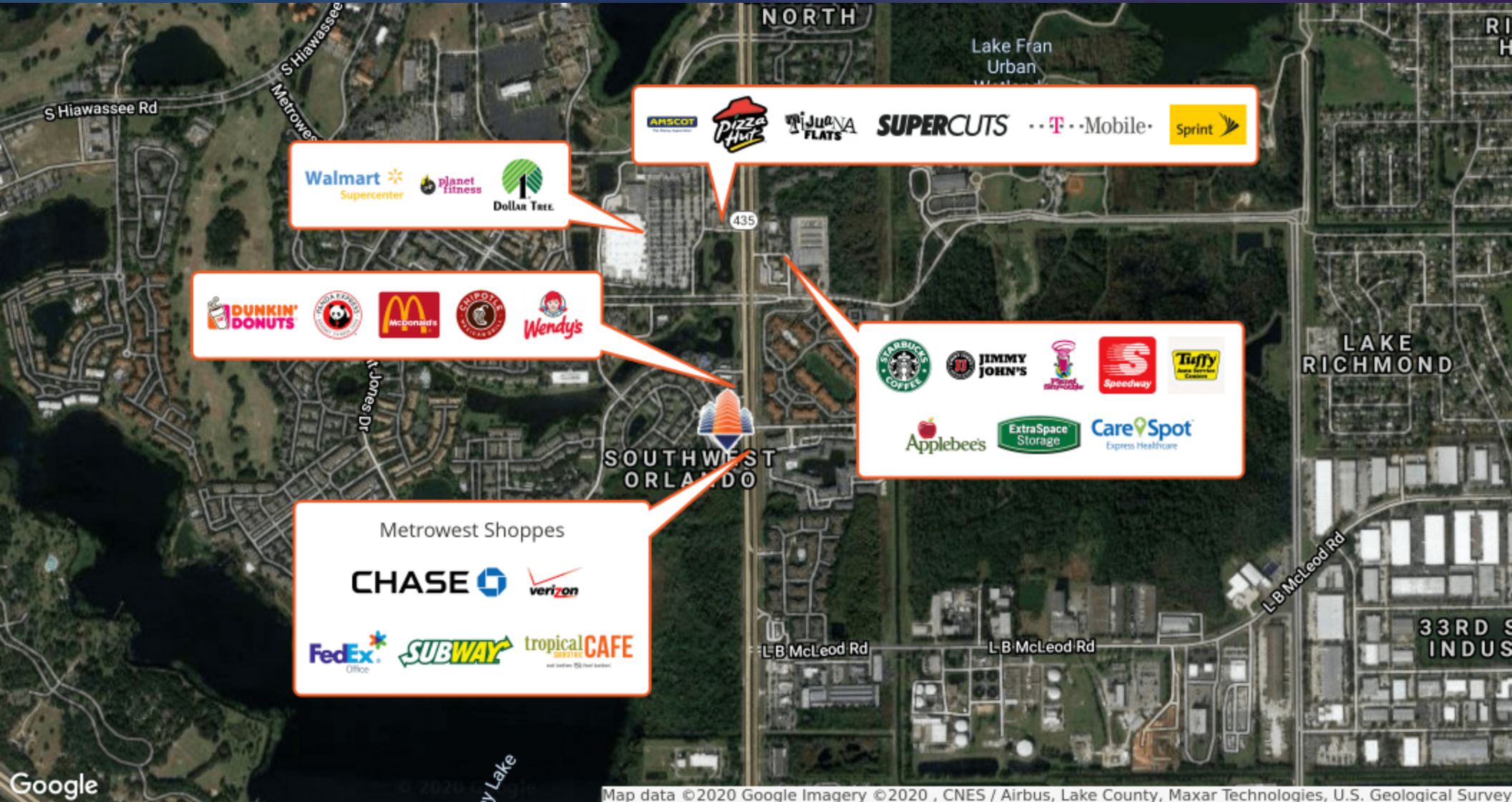
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## RETAILER MAP



Map data ©2020 Google Imagery ©2020, CNES / Airbus, Lake County, Maxar Technologies, U.S. Geological Survey

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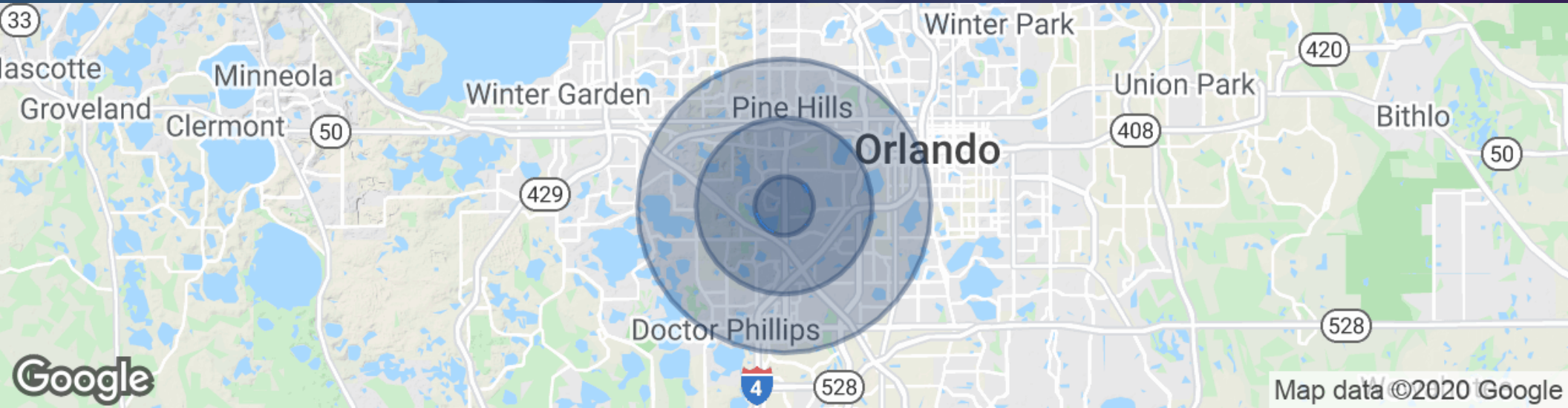
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## DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total population	14,327	107,928	249,987
Median age	28.8	31.0	32.4
Median age (Male)	28.2	30.2	31.2
Median age (Female)	29.3	31.9	33.8
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	6,027	40,434	89,180
# of persons per HH	2.4	2.7	2.8
Average HH income	\$53,656	\$55,420	\$57,480
Average house value	\$218,310	\$264,875	\$299,918

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