

CASSELBERRY COMMONS

1455 SEMORAN BLVD, CASSELBERRY, FL 32707

JOIN A PUBLIX-ANCHORED POWER CENTER

LIMITED-TIME INCENTIVES

CASSELBERRY COMMONS OFFERS:

- Ample Tenant Improvement Allowance
- Abated Rent
- New HVAC
- Turn-key Former Optical Space Available

PROPERTY OVERVIEW

- 248,683 SF retail center located on the busy intersection of SR 436 and Howell Branch Rd.
- Anchored by Publix, TJ Maxx, Ross and Steinmart
- Traffic counts over 65,000 VPD on Semoran Blvd. and 32,072 VPD on Howell Branch Rd.
- Second generation hair salon available

For more information, please contact:

JILL GULL

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420 S Orange Avenue | Suite 400

Orlando, FL 32801

foundrycommercial.com

Although the information contained herein was provided by sources believed to be reliable, CNL Commercial Real Estate makes no representation, expressed or implied, as to its accuracy and said information is subject to errors, omissions or changes.

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AVAILABLE SPACES



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SITE PLAN



TENANT INDEX

	TENANT	SIZE (SF)
1	Own It Now Lease Purchase	4,000 SF
1A	Bright Smiles Dental	1,544 SF
2	Anthony's Pizza	1,400 SF
2B	Sally Beauty Supply	1,800 SF
3	Bagel King	4,320 SF
4	Available	2,400 SF
5	Available	4,080 SF
6	AT&T	1,780 SF
7	Super 8 Chinese Restaurant	1,740 SF
8	GNC	1,350 SF
9	Jackson Hewitt Tax Service	1,350 SF
10	2nd Generation Hair Salon	1,310 SF
11	Arched Eyebrow Place	1,350 SF
12	Sylvan Learning Center	1,800 SF
13	Available	1,791 SF
14	Available	5,000 SF
16	Available	1,200 SF
18	Dr. Stuart Chiropractic	600 SF
19	Red Nails	625

TENANT INDEX

	TENANT	SIZE (SF)
20	Available	10,000 SF
21	T.J Maxx	28,000 SF
21A	Available	6,000 SF
28	Publix	47,317 SF
29	Ross Dress for Less	27,539 SF
29B	Five Below	9,000 SF
29C	Available	4,816 SF
30	Stein Mart	34,423 SF
32	Vintage Wine & Liquor	2,000 SF
33	TurnKey Optical Space	4,692 SF
34	Solace Nails Day Spa	3,820 SF
35	Clicks Billiards	6,051 SF
36	Firehouse Subs	1,738 SF
37	Phenix Salon Suites	4,230 SF
38	Burger King	4,158 SF
40	Metro Diner	3,721 SF
41	Lenscrafters	4,200 SF
48	Pollo Tropical	3,360 SF
U-39	Arby's	3,083 SF

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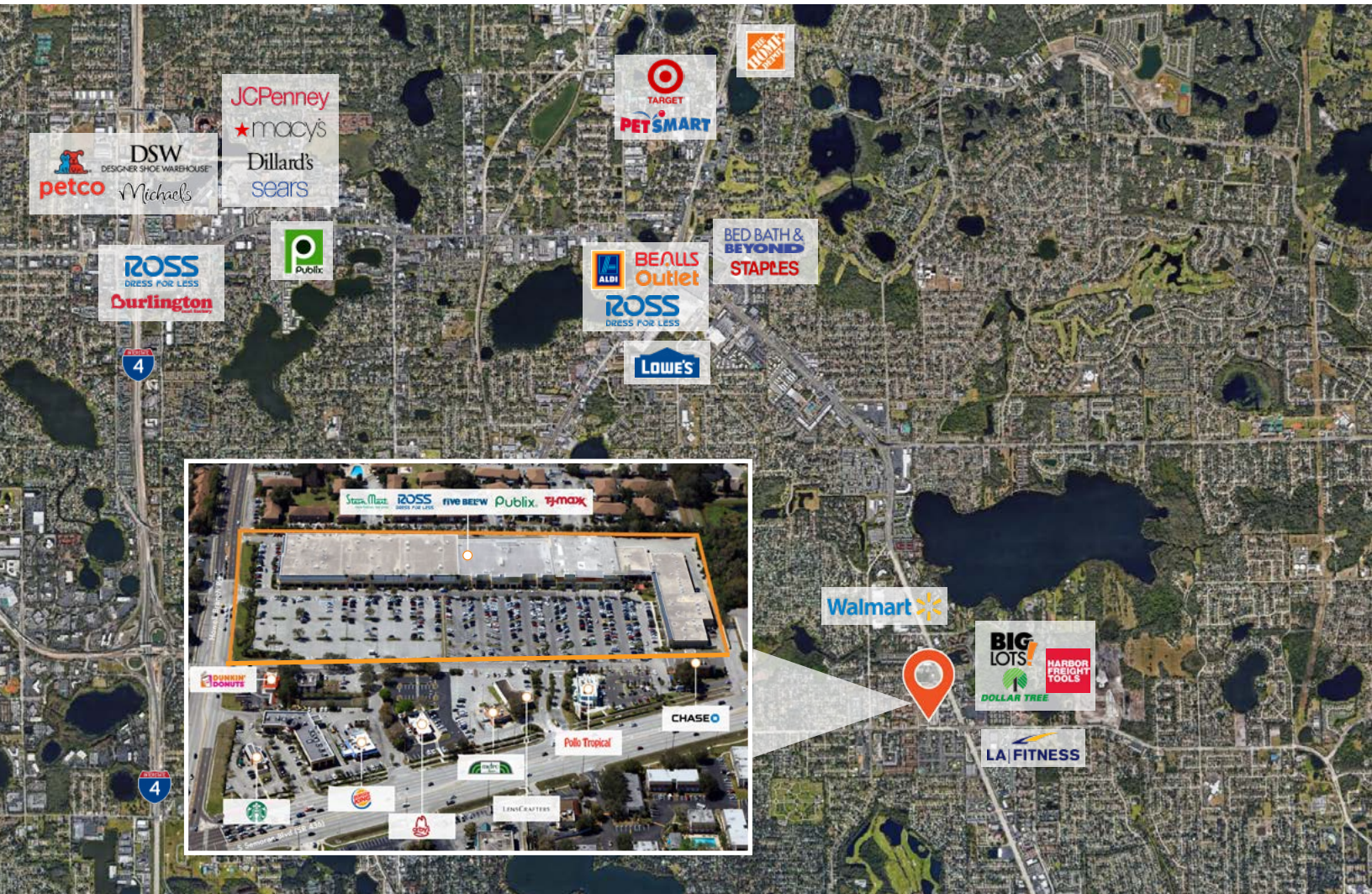
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MARKET AERIAL



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
2019 EST. POP	12,499	104,240	250,361
2019 EST. TOTAL HH	5,876	44,575	104,598
2019 AVG HH INCOME	\$71,496	\$89,251	\$88,404
2019 AVG HOME VALUE	\$201,044	\$246,192	\$254,955
MEDIAN AGE	36.3	36.3	36.3

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PHOTOS



JOIN A
LINE UP OF
NATIONAL
AND LOCAL
TENANTS

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