

FORMER RUBY TUESDAY RESTAURANT

11401 University Blvd, Orlando, FL 32817

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Former Ruby Tuesday Restaurant

PROPERTY HIGHLIGHTS

- 5,500 SF second generation restaurant space
- Located at entry point to Quadrangle Office Park with over 2 million square feet of office space
- Less than 1 mile from UCF campus with over 60,000 students and 11,000 faculty
- Nearby corporate hubs employee count – 14,500
- Central Florida Research Park (CFRP) - 9,500+ employees
- Siemens - 3,300 employees
- Lockheed Martin - 1,500 employees
- Traffic Counts (AADT): University Blvd - 55,230 and Rouse Rd - 19,400
- Area retailers – Chick Fil A, Chipotle, Panera, Buffalo Wild Wings, Starbucks, Zaxby's, IHOP

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Population	14,519	100,152	265,023
Daytime Population	10,688	86,211	256,074
Households	6,449	40,947	100,601
Average HH Income (\$)	59,158	64,746	78,167



EXCLUSIVE AGENT(S)

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