

## FOR LEASE OR GROUND LEASE

# ±41,520 SF ON ±3.4 ACRES



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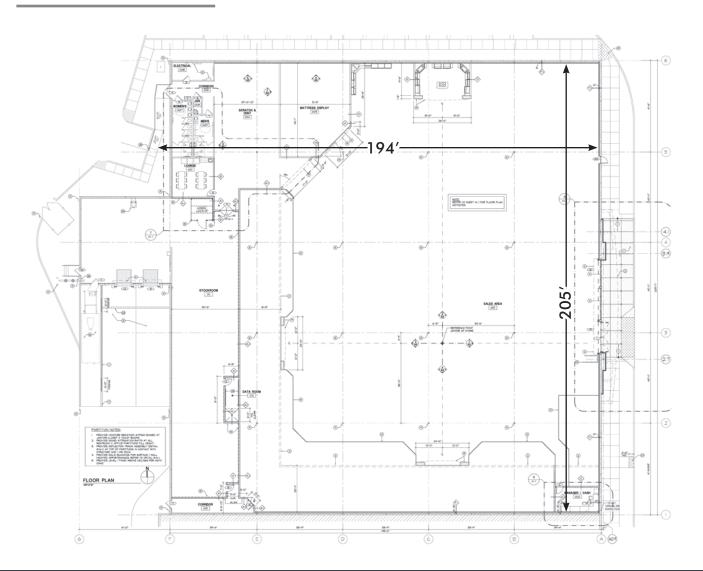
### **HIGHLIGHTS**

- ±41,520 SF available on ±3.4 acres
- Major regional intersection of Glades Road/State Rd. 7 (441)
- Over 100,000 VPD by the site
- Adjacent to Burlington and PetSmart
- Ownership willing to subdivide
- Approximately 205' of street frontage on State Rd. 7

DEMOGRAPHICS			
	1 MILE	3 MILES	5 MILES
Population	9,704	96,149	205,388
Daytime Population	8,091	79,815	169,843
Households	3,712	38,793	82,657
Average HHI	\$99,798	\$95,350	\$113,085



#### **SURVEY**









### TRADE AERIAL

