

Property Highlights

- Orlando MSA
- Located in upscale Winter Park
- Located near Full-Sail University and University of Central Florida Main Campus
- Signalized intersection of Goldenrod and University Boulevard is key retail node in market
- Super Target shadow anchor
- Larger number of national tenants
- Combined Traffic Counts (2009): 61,500 CPD



Leasing Contact:
Craig Katterfield
407-581-6241
ckatterfield@crossmanco.com

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Site Plan



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Demographics	1-Mile Radius	3-Mile Radius	5-Mile Radius
2010 Population	13,658	91,564	246,550
2015 Population	13,239	91,365	250,380
2010 Average HH Income	\$50,847	\$63,011	\$70,260
2015 Average HH Income	\$56,217	\$70,399	\$78,330