

TOWN CENTER SHOPPES

RETAIL SPACE AVAILABLE



THE PROPERTY

- 199 E. MITCHELL HAMMOCK RD. OVIEDO, FL 32765
- GLA: 75,576 SF
- **1,220 SF AVAILABLE**



PROPERTY FEATURES

- STRONG RETAIL LINEUP INCLUDING LA FITNESS, TJ'S SEAFOOD SHACK, FROSTY FOX ADJACENT TO OVIEDO'S NEW DOWNTOWN- OVIEDO ON THE PARK
- HIGH TRAFFIC ON E. MITCHELL HAMMOCK WITH OVER 35,500+ AADT
- SURROUNDED BY FAST-GROWING COMMERCIAL DEVELOPMENT, WITH NEW RETAILERS IN THE CORRIDOR INCLUDING MAPLE STREET BISCUIT CO., STARBUCKS, MARLOW'S TAVERN, SPROUTS, AND FIRST WATCH
- OVER 22,000 HOMES WITHIN THREE MILES

2024 DEMOGRAPHICS

POPULATION



1 MI- 10,554
3 MI- 59,087
5 MI- 149,486

AVG HH INCOME



1 MI- \$116,907
3 MI- \$130,841
5 MI- \$126,763

DAYTIME POPULATION



1 MI- 4,819
3 MI- 19,862
5 MI- 45,449

MEDIAN AGE



1 MI- 36.5
3 MI- 38.7
5 MI- 36.1

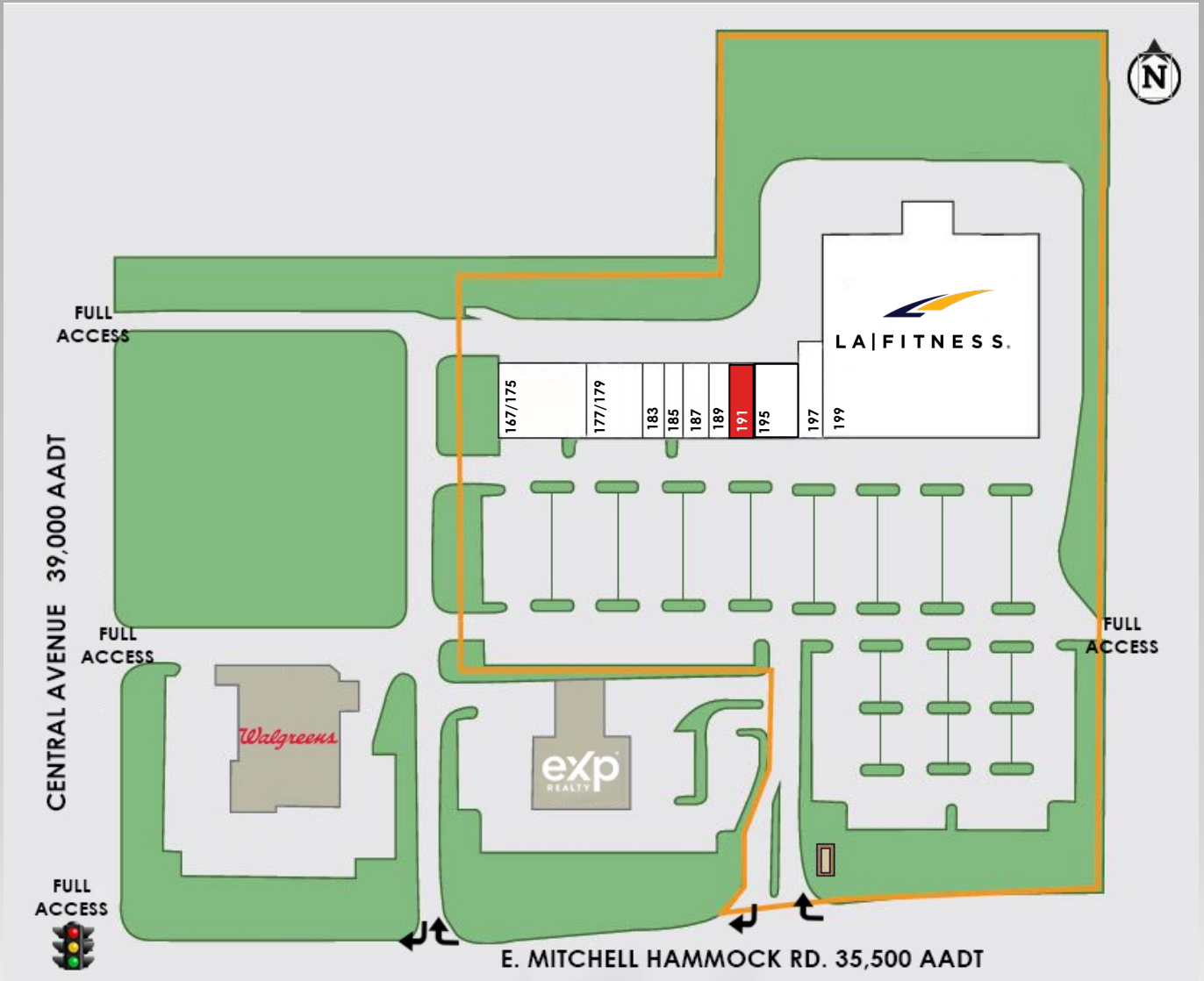
SERENITY LORENZ

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SITE PLAN



STE	TENANT	SF
167-175	GATORS DOCKSIDE	6,142
177-179	SONGBIRDS	3,620
183	MOD MARKET & RILEY REIGH	1,220
185	PERFECT BLENDZ BARBER SHOP	1,220
187	FROSTY FOX	1,220

STE	TENANT	SF
189	OVIEDO NAIL BAR	1,220
191	AT LEASE	1,220
195	BIG TACO	2,395
197	TJ'S SEAFOOD SHACK	2,022
199	LA FITNESS	44,268

AREA MAPS



SITE	NAME	UNITS
1	ALAFAYA WOODS	296
2	COVINGTON CLUB TOWNHOMES	94
3	ENCLAVE AT ALAFAYA	84
4	PARK PLACE APARTMENTS	275
5	THE STRAND APARTMENTS	279
6	OVIEDO TOWN CENTRE APARTMENTS	236
7	OVIDEO GROVE	240
8	CITY PLACE TOWNHOMES	25
9	THE ELLINGTON AT OVIEDO	294
TOTAL		1,825+ UNITS

