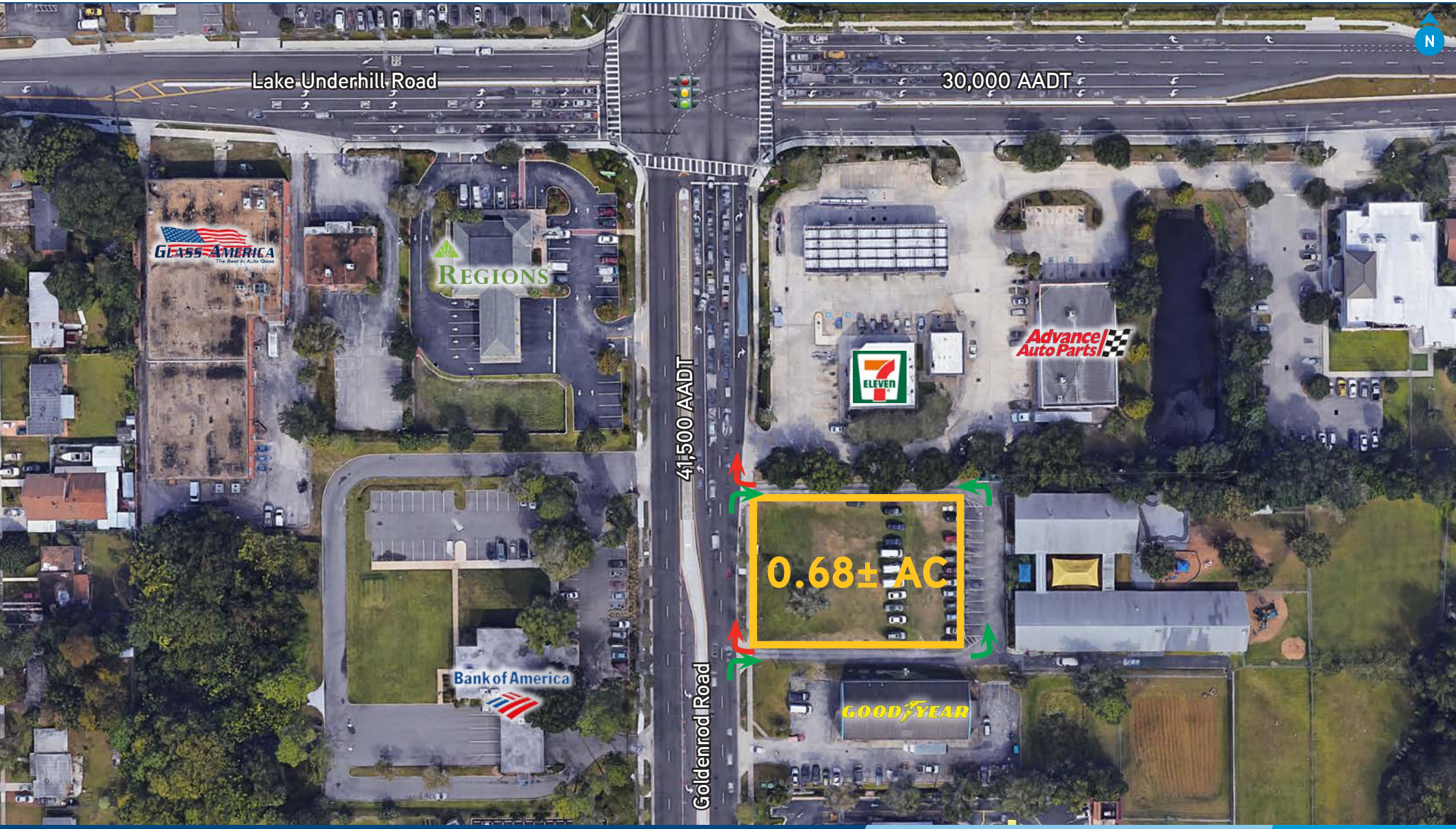


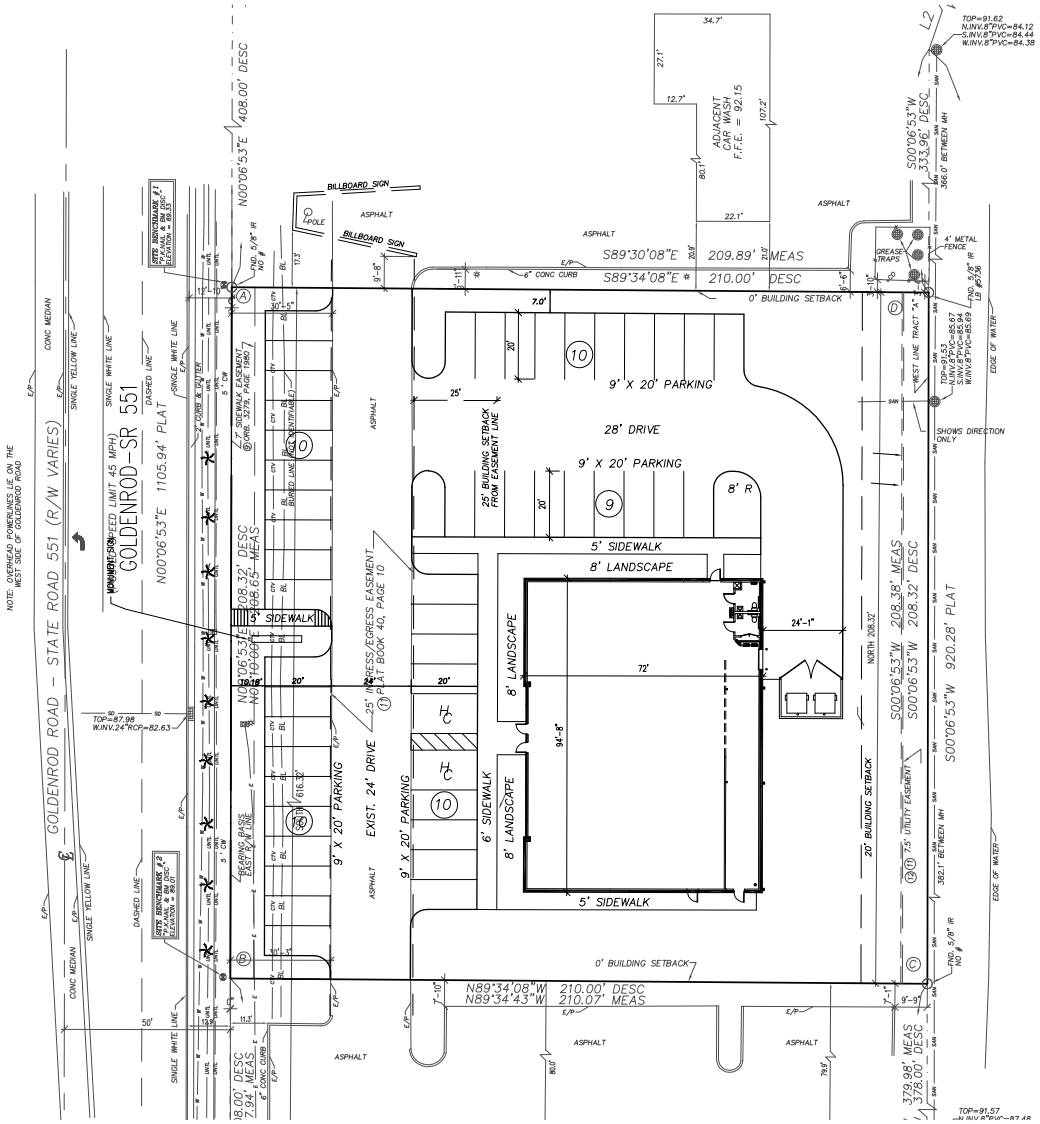
412 S. GOLDENROD ROAD
ORLANDO, FL 32822

Jorge Rodriguez, CCIM
Executive Managing Director
Retail Services
+1 407 362 6141
jorge.rodriguez@colliers.com

Colliers International
255 S. Orange Avenue,
Suite 1300
Orlando, FL 32801
www.colliers.com

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SITE PLAN - PROPOSED RETAIL



PROPERTY HIGHLIGHTS

- 0.68± AC parcel available.
- Near the lighted intersection of Lake Underhill Road & Goldenrod Road.
- 165 feet of frontage along Goldenrod Road.
- Located just 0.2 miles south from the SR 408 & Goldenrod interchange.
- Less than a mile southwest from Florida Hospital East Orlando, which has 1,647 employees.
- Approximately 3 miles southwest from Valencia College East Campus, which has 15,000 students.

AREA DEMOGRAPHICS

Population
1-Mile: 13,133
3-Mile: 117,710
5-Mile: 302,638

Daytime Population
1-Mile: 11,230
3-Mile: 89,636
5-Mile: 236,142

Average HH Income
1-Mile: $53,288
3-Mile: $56,553
5-Mile: $67,003

Households
1-Mile: 4,645
3-Mile: 44,564
5-Mile: 119,612

MARKET AERIAL



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