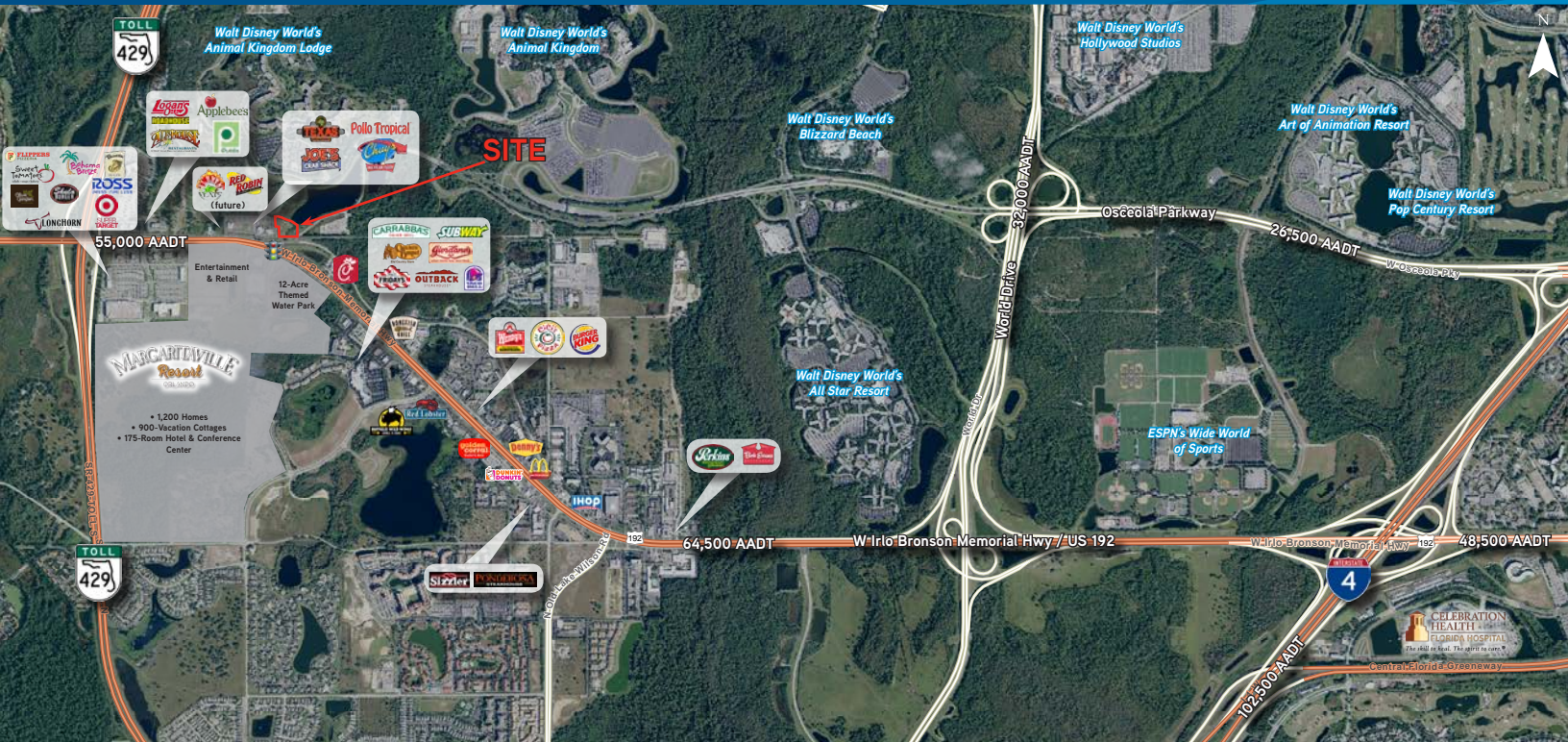


1.92± ACRE PAD FOR LEASE ON WEST US 192

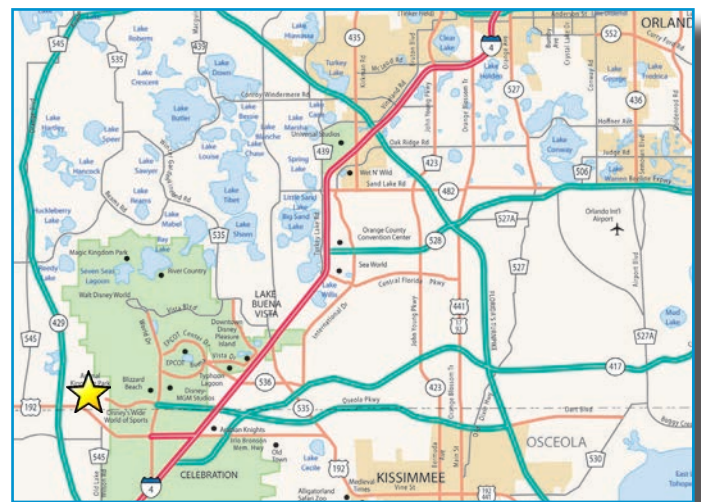
Kissimmee | FL 34747



Property Highlights

- 1.92± AC available with designed flexibility to accommodate tenant requirement.
- Directly across from Margaritaville Resort sharing traffic light entrance to Water Park (now under construction).
- More than 72 million visitors to Orlando in 2017.
- In the heart of one of the strongest tourist trade areas in the country with more than 27,700 hotel rooms in a 5 mile radius.
- Thousands of new vacation homes and timeshare units under construction in the immediate trade area.
- Co-tenants include Texas Roadhouse, Pollo Tropical, Chuy's, Joe's Crab Shack & Panda Express.
- Restaurant volumes in the immediate trade area considered among the top 5% in the country.

Location Map



Demographics

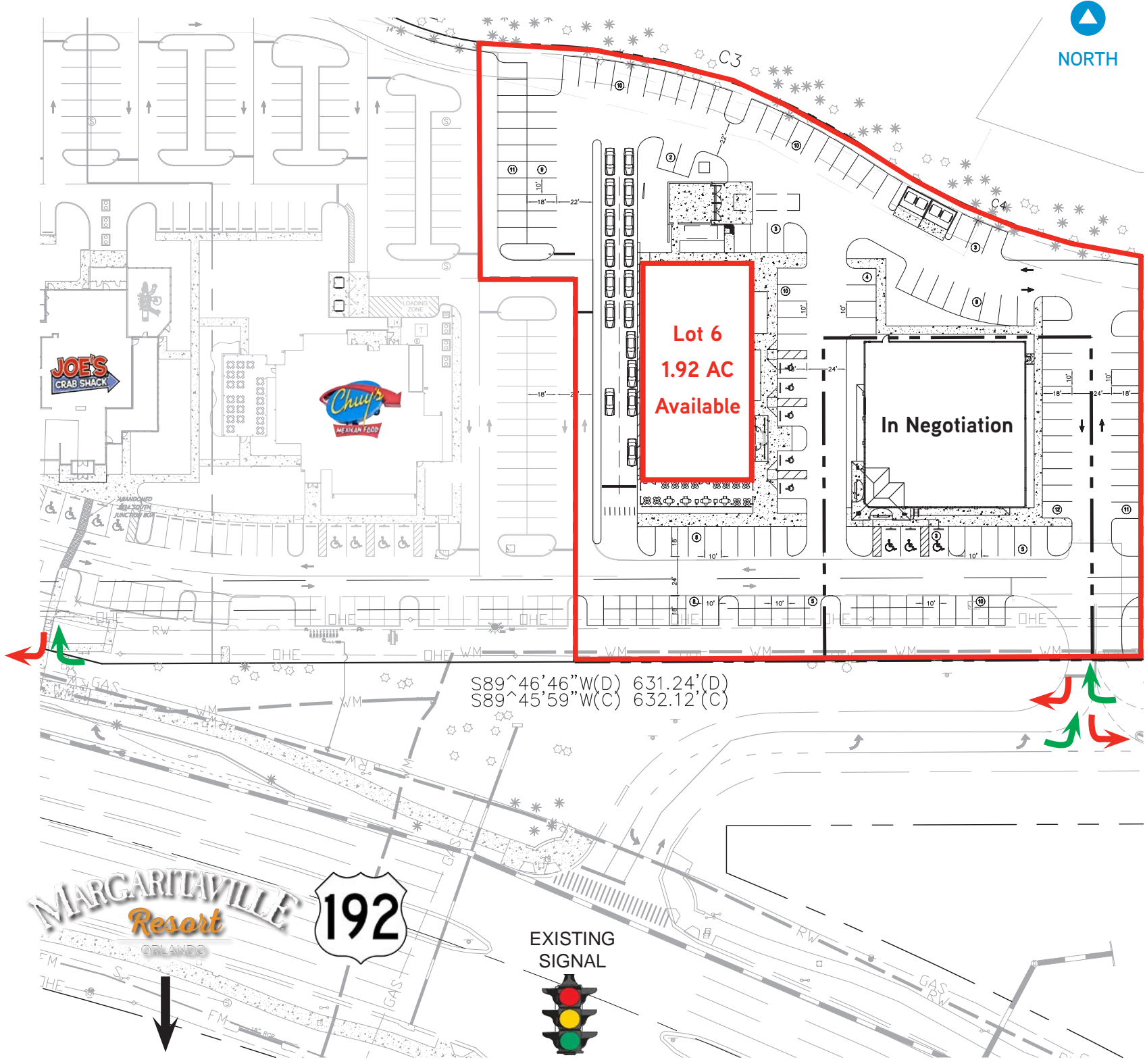
| | 3-Mile | 5-Mile | 7-Mile |
|--------------------|----------|----------|----------|
| Total Population | 7,238 | 27,541 | 67,126 |
| Average HH Income | \$60,328 | \$76,515 | \$70,721 |
| Total Businesses | 721 | 1,985 | 3,608 |
| Daytime Population | 24,334 | 68,182 | 115,409 |
| Median Age | 34.8 | 38.8 | 35.6 |

Contact Us

GENNY HALL
407 362 6162
genny.hall@colliers.com

CHRISTIN JONES
407 362 6138
christin.jones@colliers.com

CONCEPTUAL



1.92± ACRE PAD FOR LEASE ON WEST US 192

Kissimmee | FL 34747



Entertainment
& Retail



12 AC Themed
Water Park
(Opening Spring 2018)

Wawa



Cheddar's
SCRATCH KITCHEN

MARGARITAVILLE
Resort
ORLANDO

- 1,200 Homes
- 900 Vacation Cottages
- 175-Room Hotel & Conference Center



TOURIST RENTAL UNITS

| | <u>1-Mile</u> | <u>2-Mile</u> | <u>3-Mile</u> | <u>5-Mile</u> |
|------------------|---------------|---------------|---------------|---------------|
| Condo | 1,692 | 2,905 | 6,350 | 8,491 |
| Resort Dwelling | 114 | 2,140 | 3,360 | 7,378 |
| Hotel/Motel | 1,443 | 3,877 | 13,277 | 27,960 |
| Totals | 3,249 | 8,922 | 22,987 | 43,829 |
| Weekly Occupancy | 9,162 | 25,160 | 64,823 | 123,598 |
| Annual Occupancy | 476,424 | 1,308,320 | 3,370,796 | 6,427,096 |

Data Sources: Florida Department of Business & Professional Regulation, Division of Hotels & Restaurants, Bureau of Licensure - H&R
As of 1/16/2016
Experience Kissimmee, 2013 Domestic Market Visitor Intelligence Study Hotel/Motel Performance Report - August 2015
Average Visitor per Unit: 4
Occupancy Rate: 70.5%

This document/email has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising therefrom. This publication is the copyrighted property of Colliers International and/or its licensors(s). © 2017. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.



COLLIERS INTERNATIONAL
255 S Orange Ave., Suite 1300
Orlando, FL 32803
407 843 1723