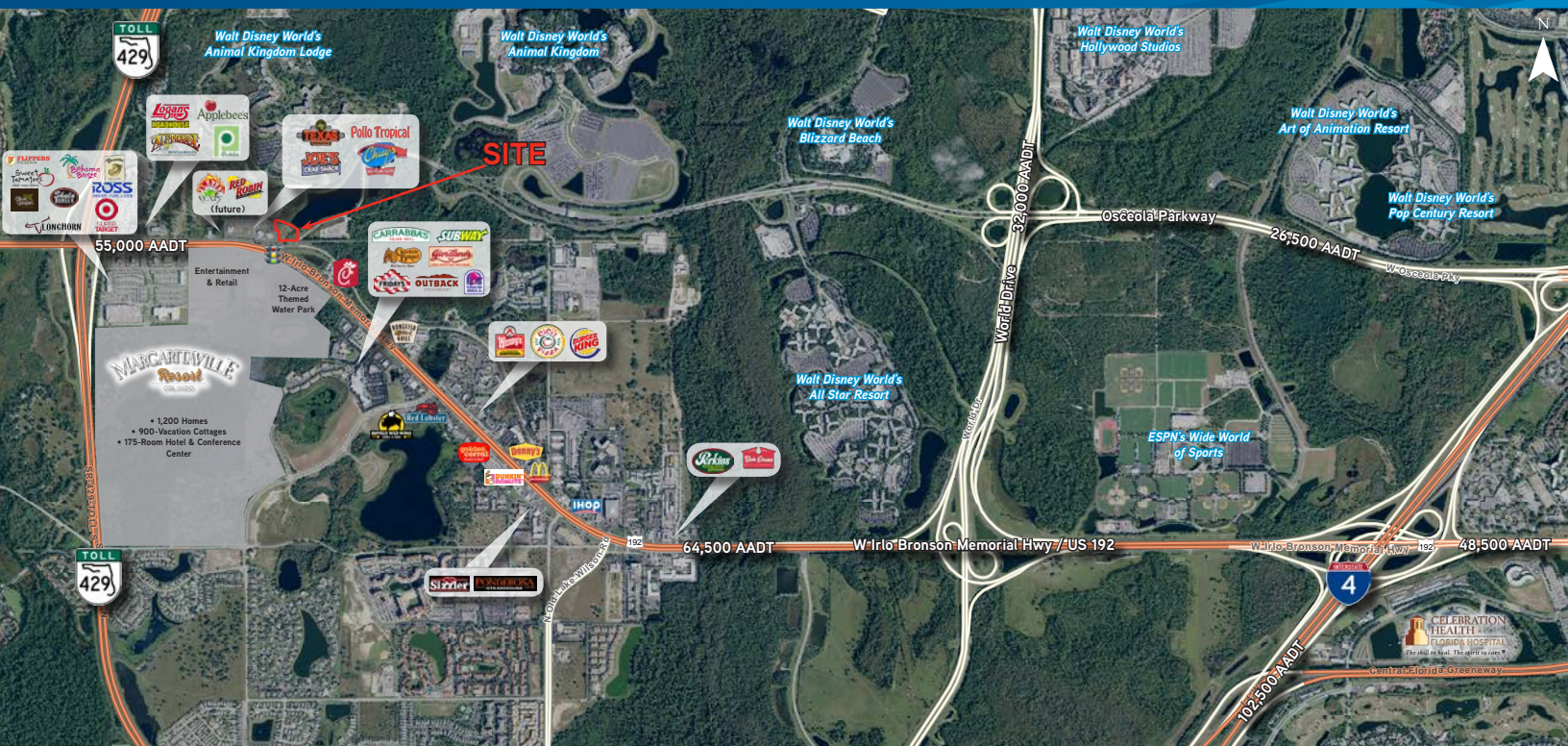


# 1.92± ACRE PAD FOR LEASE ON WEST US 192

Kissimmee | FL 34747

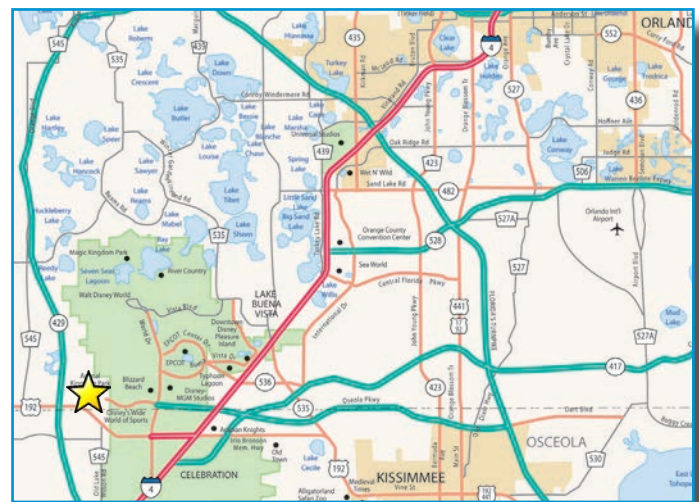
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## Property Highlights

- 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 68 million visitors to Orlando in 2016.
- 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

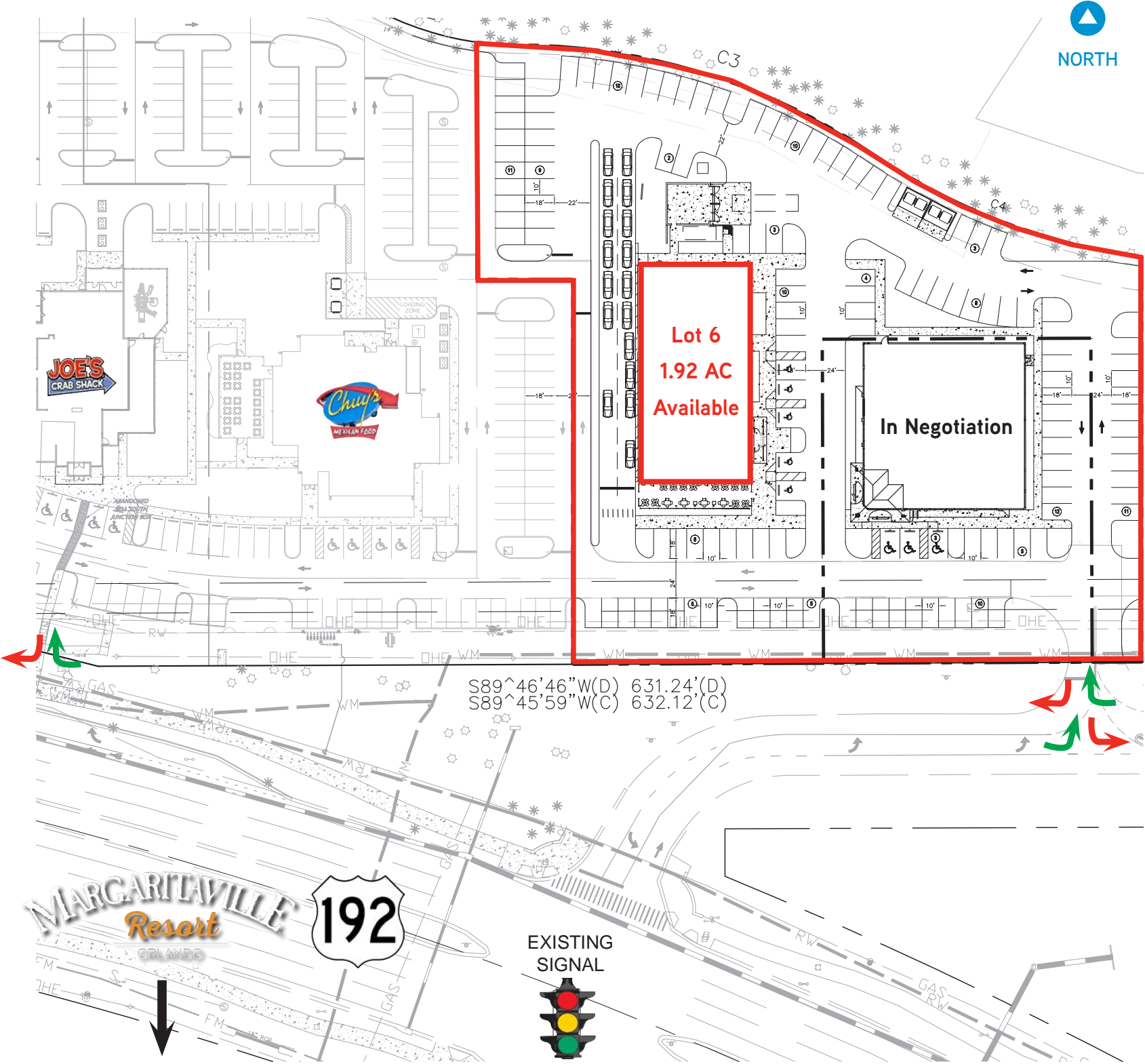
## Contact Us

GENNY HALL  
407 362 6162  
[genny.hall@colliers.com](mailto:genny.hall@colliers.com)

CHRISTIN JONES  
407 362 6138  
[christin.jones@colliers.com](mailto:christin.jones@colliers.com)



CONCEPTUAL





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## 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%

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