

Dover Shores Shopping Center

3211 Curry Ford Rd. | Orlando, FL 32806

Colliers

RETAIL FOR LEASE



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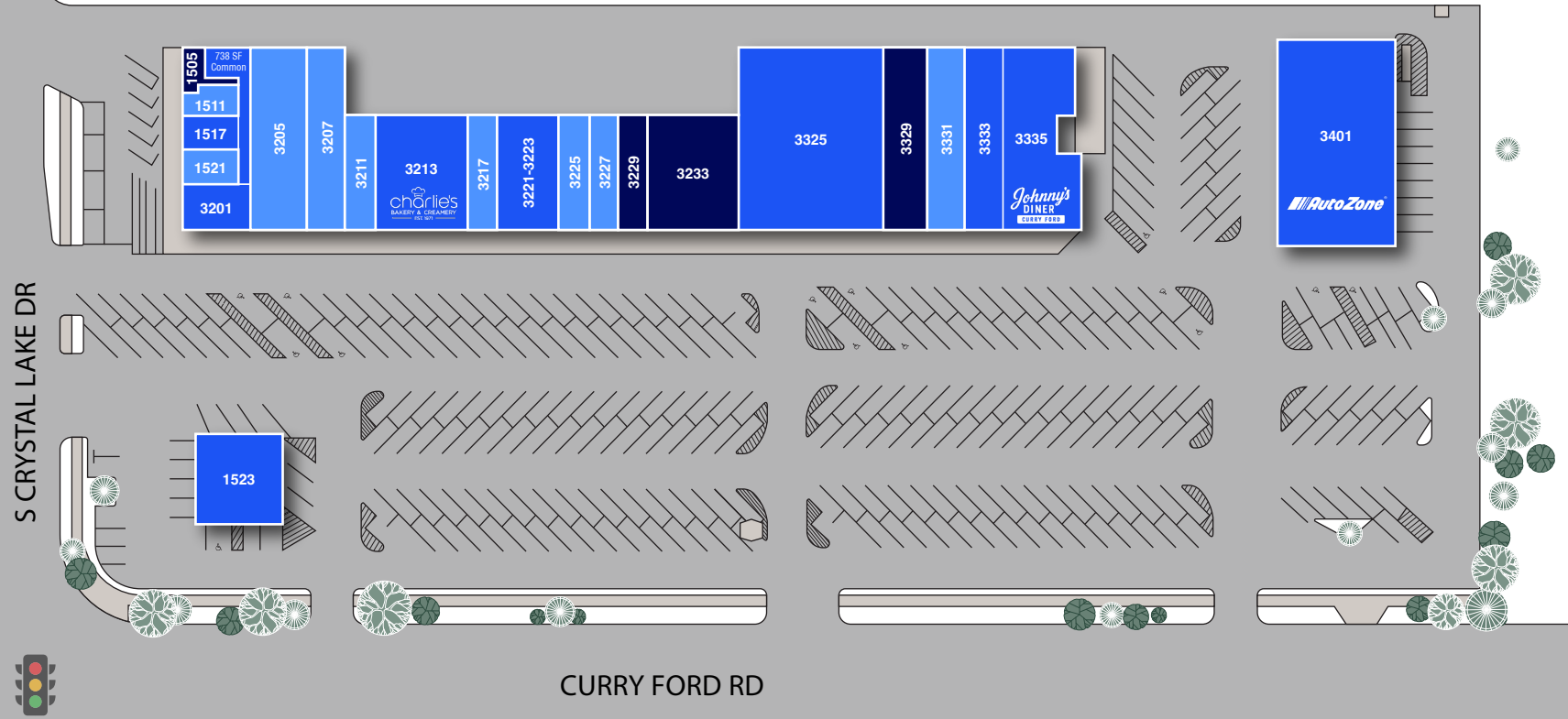
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SUITE	TENANT	SF
1505	AVAILABLE	363
1511	PARK AVENUE #1	456
1517	HOMESHIELD ROOFING	503
1521	ACCU TITLES	578
1523	ACE CASH EXPRESS	1,483
3201	DOVER POST OFFICE	807
3205	JAZZERCISE	2,864
3207	AB NAILS	1,970
3211	FIRST RESPONDERS	958
3213	CHARLIE'S PASTRIES	2,869
3217	TECHNOLOGY PROS	946
3221-3223	SYS LAUNDROMAT	1,902
3225	FOSKETT SPORTING GOODS	971
3227	LIVING DEAD COMICS	941
3229	AVAILABLE	961
3233	AVAILABLE	2,874
3325	CLEMON'S PRODUCE	7,590
3329	AVAILABLE	1,960
3331	TIMOTHY SHAYNE SALON	1,960
3333	HARRISON'S PHARMACY	1,960
3335	JOHNNY'S DINER	3,606
3401	AUTOZONE	6,000




- LEASED
- AVAILABLE
- AVAILABLE FROM 1/1/2027

Property Highlights




Recognized Main Street America district walkable "Main Street" vibe with local dining, breweries, coffee shops, and boutique retail.



Located in the heart of Orlando's thriving Hourglass District



Orlando's fastest-growing urban districts with continued mixed-use and residential development



New townhome and multifamily projects are actively underway

ESTD 2018



HOURGLASS

DISTRICT

The Hourglass District is one of Orlando's most vibrant, up-and-coming local spots, blending classic neighborhood charm with a fresh, creative energy. Centered along Curry Ford Road, this walkable district features indie coffee shops, craft beer, chef-driven eateries, and colorful murals that give it a true community vibe. With easy access to Downtown Orlando and nearby neighborhoods, it's a convenient destination for weeknight dinners, weekend hangouts, and local events. The Hourglass District is where neighbors, families, and young professionals come together to eat, drink, and support small businesses in a comfortable, welcoming setting.

Drive times from Dover Shores



10-15 minutes



7-10 minutes



8-12 minutes



20-25 minutes





Demographics



Population

1-Mile: 16,869
3-Mile: 129,117
5-Mile: 321,940



Daytime Population

1-Mile: 11,271
3-Mile: 212,098
5-Mile: 441,886



Average HH Income

1-Mile: \$100,231
3-Mile: \$114,492
5-Mile: \$109,118



Households

1-Mile: 7,847
3-Mile: 59,337
5-Mile: 133,776



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