



Phase II



- 7.72 Acres at NEC US Highway 1 and 53rd St.
- Signalized Intersection
- Strong Residential Growth
- Excellent access & visibility
- Land Opportunity
- Adjacent to Brand New Publix

Demographics

	3 Miles	5 Miles
2011 Population	33,574	79,314
2011 Avg. Household Income	\$61,645	\$53,827
2011 Est. Households	13,847	34,795

Leasing & Sales by David Marks
 MarketPlace Advisors, Inc. – Lic. Real Estate Broker
 407-694-7040
 dmarks@collardproperties.com

Michael Collard Properties
 “ATTENTION TO RETAIL”
 Michael Collard Properties
 1071 W Morse Blvd, Suite 100
 Winter Park, FL 32789
 PH: (407-599-4444)



Lot 3



- NEC US Highway 1 at 53rd St.
- Signalized Intersection
- Strong Residential Growth
- Excellent access & visibility
- Outparcel Opportunity
- Adjacent to Brand New Publix

Demographics

	3 Miles	5 Miles
2011 Population	33,574	79,314
2011 Avg. Household Income	\$61,645	\$53,827
2011 Est. Households	13,847	34,795

Leasing & Sales by David Marks
 Marketplace Advisors, Inc. – Lic. Real Estate Broker
 407-694-7040
 dmarks@collardproperties.com

Michael Collard Properties

“ATTENTION TO RETAIL”[®]

Michael Collard Properties
 1071 W Morse Blvd, Suite 100
 Winter Park, FL 32789
 PH: (407-599-4444)