



New Retail Development For Lease



- 22 Acre proposed mixed use development
- Retail and outparcels available for lease or build to suit
- Prominently located on SR-85 with excellent visibility to 43,500 CPD
- Access to future signalized intersection on SR-85
- Area retailers include Lowe's, Walmart, Publix, Panera Bread, Chick-fil-A and Starbucks

2019 DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
Population	27,759	40,485	47,864
Med HH Income	\$62,149	\$63,014	\$63,803

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\$62,149
 MED HH INCOME
 IN 3 MILE RADIUS

43,500
 ADT ON HWY 85



CRESTVIEW, FL
Hwy 85 & I-10

MARKET AERIAL

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Physicians Dr

Outparcel
1.77 Acres



FUTURE TRAFFIC
SIGNAL



Hospital Drive

Right Of Way
1.29 Acres



Retail
22,000 SF

Rest.
5,570 SF

Retail
10,000 SF

Rest.
5,876 SF

Retail
22,000 SF

Retail
15,575 SF

Rest.
6,900 SF

85



PROPOSED
HOTEL



43,500 ADT



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Hwy 85 & I-10

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