



TRIPLE CROWN PLAZA

11100 SW 93RD COURT ROAD
OCALA, FL 34481

RETAIL
FOR LEASE



1,200-2,891 SF



FOR LEASE



CALL FOR RATES

PROPERTY SUMMARY

Lease Rate:	Call For Rates
Building Size (SF):	27,975 SF
Min Size Available:	1,200 SF
Max Contiguous:	2,891 SF
SW State Road 200 AADT:	21,000 CPD

Located across from AdventHealth TimberRidge ER

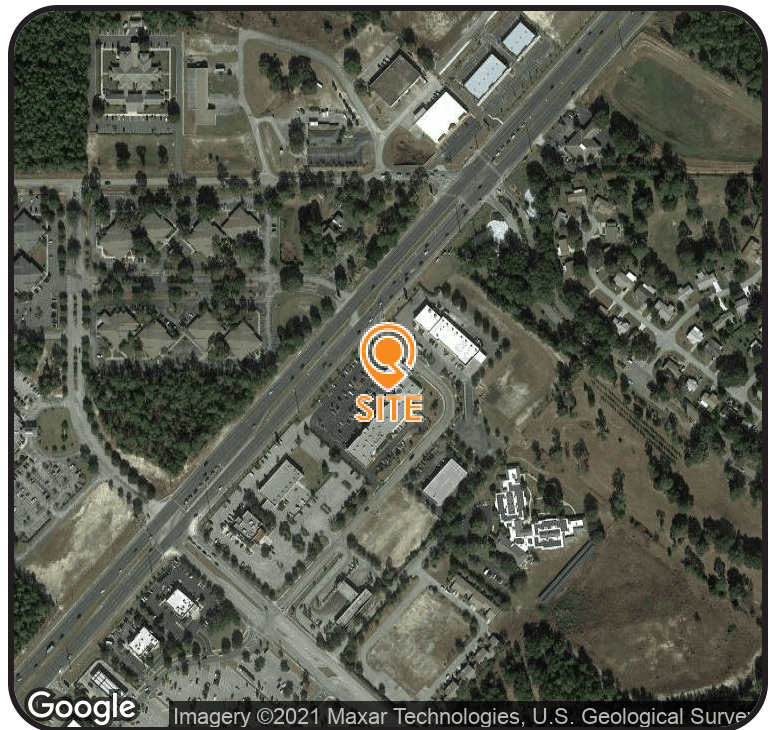
Adjacent to busy 200,000 SF Walmart Supercenter

Surrounded by affluent retirement communities

Strong tenant mix - join IHOP, Beef O' Brady's, AT&T

High visibility with direct frontage on SW Hwy 200

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Total Population	2,449	21,018	43,815
5-Yr Pop. Increase	1.1%	1.3%	1.4%
Average HH Income	\$51,588	\$59,553	\$60,398
# Households	1,455	11,349	21,155
# Employees	1,466	3,492	5,649



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PROPERTIES.LQWEST.COM/TRIPLE-CROWN-PLAZA

Information obtained from owner(s) or other sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it. All properties subject to change or withdrawal without notice.

TAMPA



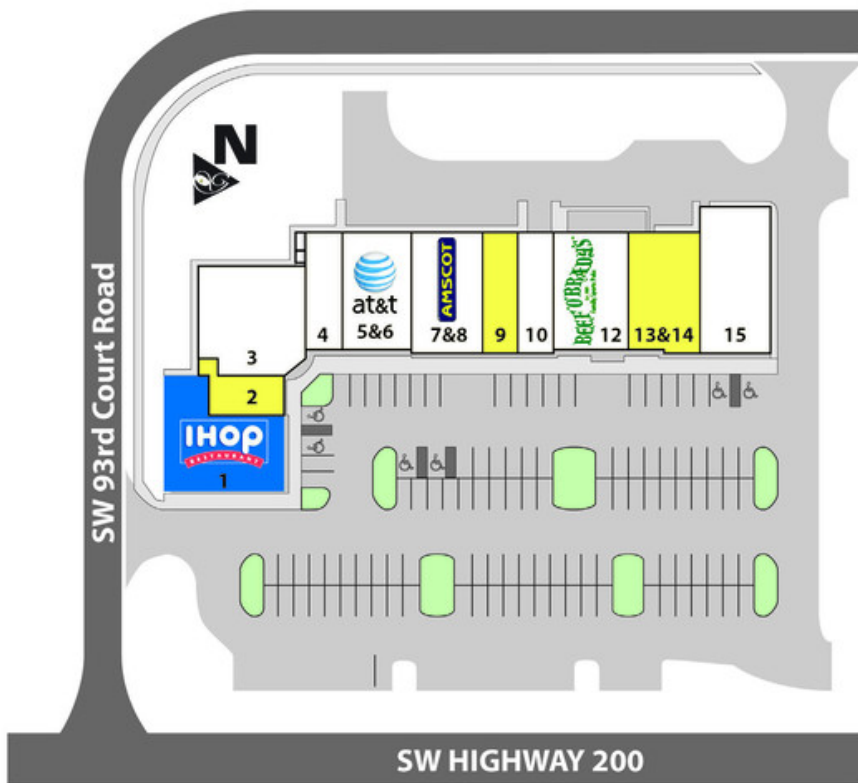
ORLANDO



FORT MYERS



NAPLES



SUITE	TENANT	SF
1	IHOP	3,588
2	AVAILABLE	1,200
3	Dr. Snooze Mattresses & Bedding	3,837
4	Aquarium Gaming	1,496
5&6	AT&T	2,776
7&8	Amscot	2,880
9	AVAILABLE	1,440
10	UPS	1,440
12	Beef O' Brady's	3,006
13&14	AVAILABLE	2,891
15	Lange Eye Care	3,421

