



WINTER PARK CORNERS

Aloma Ave at Lakemont Ave, Winter Park, FL

Winter Park Corners caters to savvy consumers in the upscale, high-density Winter Park community in Northeast Orlando, and offers an attractive location on the highly-traveled Aloma Avenue retail corridor. The center is anchored by Sprouts Farmers Market and includes several restaurant options such as Outback Steakhouse, Bolay, Little Greek, and Jersey Mike's.

**WEINGARTEN
REALTY®**

PROPERTY SIZE 93,311 SQ. FT.

LAT/LONG 28.60098 N, -81.32683 W

TRAFFIC COUNTS ALOMA AVE & LAKEMONT AVE - 55,866

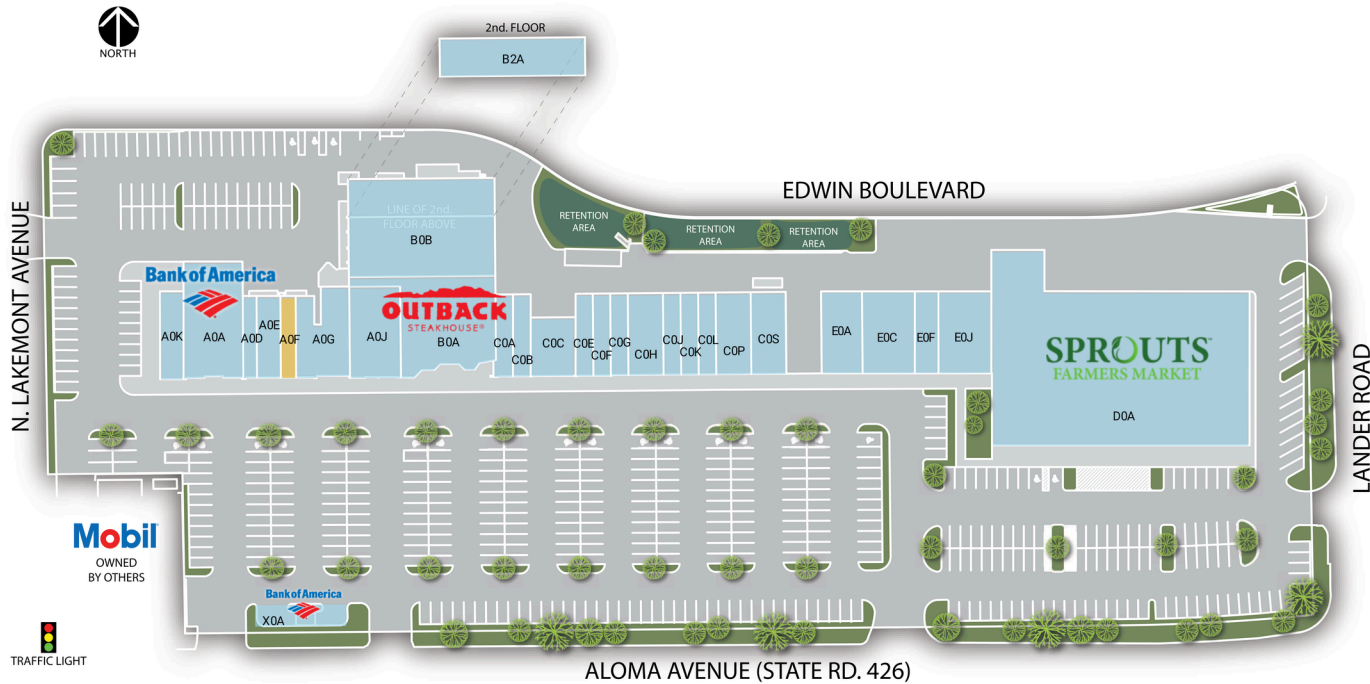
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TENANTS LIST

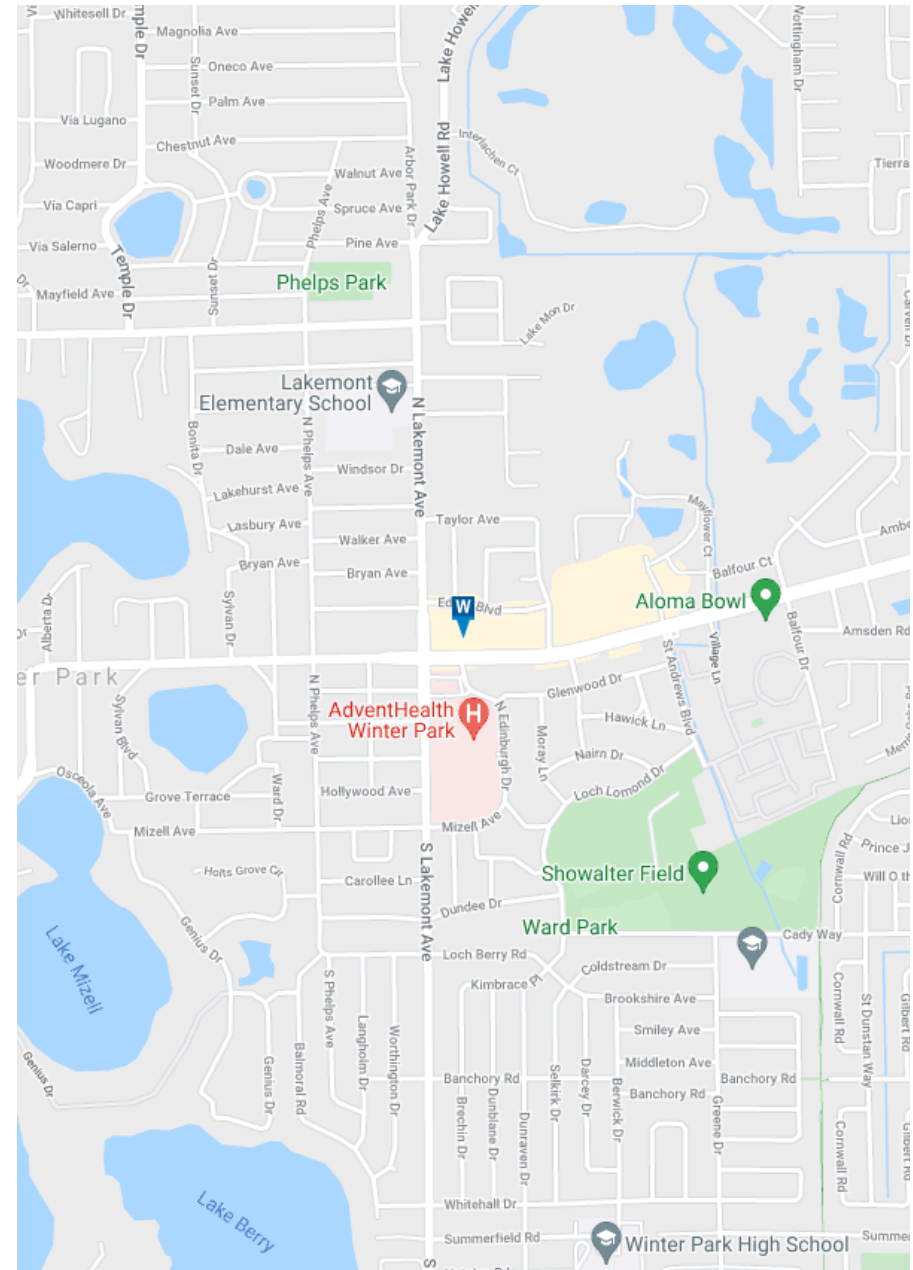
A0A	Bank of America	5,000 SF
A0D	Epoch Residential	750 SF
A0E	Worldwide Corals	1,425 SF
A0F	Available	1,016 SF
A0G	SimonMed Imaging	3,225 SF
A0J	Massage Envy	3,400 SF
A0K	Perspire Sauna Studio	1,900 SF
B0A	Outback Steakhouse	6,809 SF
B0B	Orange County Courthouse	10,500 SF
B2A	School of Massage Therapy	4,093 SF
COA	Christine's Nails	1,050 SF
COB	Winter Park Eyewear	1,050 SF
COC	Boba Shop	1,895 SF
COE	Toasted	1,050 SF
COF	Smallcakes Cupcakery	1,050 SF
COG	Jersey Mike's Subs	1,050 SF
COH	Tijuana Flats	2,100 SF
COJ	Tropical Smoothie Cafe	1,050 SF
COK	Bigote Men's Grooming	1,050 SF
COL	European Wax Center	1,050 SF
COP	F & D Woodfired Italian Kitchen	2,100 SF
COS	Row House	2,100 SF
D0A	Sprouts Farmers Market	30,348 SF
EOA	Bolay	2,450 SF
EOC	Pacific Dental	2,800 SF
EOF	Little Greek Fresh Grill	1,400 SF
EOJ	Spectrum	3,500 SF
X0A	Bank of America ATM	0 SF

This site plan is presented solely for the purpose of identifying the approximate location and size of the building, and intended for use as a reference only.

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Demographic Summary	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	10,942	44,310	104,465	269,170
Average Household Income	\$155,113	\$114,446	\$102,030	\$89,719
Population Trends				
2000 Population	10,484	41,276	90,826	234,567
2010 Population	10,280	41,600	93,805	242,678
2020 Population	10,942	44,310	104,465	269,170
2025 Population	11,110	45,562	109,194	280,275
Absolute Growth 2010 to 2020'	6.44%	6.51%	11.36%	10.92%
Projected Growth 2020 to 2025'	1.53%	2.83%	4.53%	4.13%
Race & Ethnicity				
% White	79.37%	71.47%	68.75%	62.27%
% Black	3.84%	7.11%	7.32%	8.38%
% Asian	2.88%	2.77%	3.41%	3.52%
% Other	2.64%	2.67%	2.65%	2.46%
% Hispanic	11.27%	15.98%	17.87%	23.37%
Income & Education				
Median Household Income	77,205	60,717	63,171	60,899
Average Household Income	\$155,113	\$114,446	\$102,030	\$89,719
% College Graduates	70.49%	61.93%	59.49%	53.45%
Age				
Median Age	45.1	38.8	38.6	39.2
% Age < 18	18.78%	19.22%	20.11%	21.54%
% Age 65 +	23.13%	19.19%	17.59%	16.64%
Households & Housing				
Households	4,876	19,853	46,792	117,144
Average Household Size	2.18	2.15	2.19	2.27
Median Housing Value	\$575,348	\$500,005	\$478,835	\$409,167
% Owner Occupied Housing	54.29%	48.31%	48.11%	50%
% Renter Occupied Housing	36.01%	40.48%	40.53%	39.06%
% Vacant Housing	9.7%	11.21%	11.37%	10.95%
Workplace & Workers				
Number of Businesses	250	1,892	4,636	12,151
% White Collar	81.57%	77.15%	75.16%	71.49%
% Blue Collar	18.43%	22.85%	24.84%	28.51%



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