

FOR LEASE

## Freestanding Building at Shoppes at Maitland

441 S Orlando Ave | Maitland, FL



## Overview

**LEASE RATE** Contact Broker

**AVAILABLE SF** 1,400 - 3,816 SF



## Description

- The Shoppes at Maitland is situated in the heart of the Maitland/Winter Park retail corridor along Orlando Avenue
- This growing affluent area attracts premium retailers like Trader Joe's, Whole Foods, Publix, REI, Ulta Beauty, Nordstrom Rack, Hillstone Restaurant, The Cheesecake Factory, P.F. Chang's and more
- Close proximity to Maitland City Centre, a \$66 million, mixed-use development encompassing a three-acre full city block with approximately 35,000 square feet of commercial space - scheduled to be completed in the spring 2018
- Join Athena Roasted Chicken, Jeremiah's Italian Ice, Firehouse Subs and My Gym
- Ample parking and signage available

## Demographics

	1 MILE	3 MILES	5 MILES
Total Population	8,464	94,771	272,705
2024 Growth	3.13%	1.78%	1.59%
Median Household Income	\$69,647	\$58,870	\$57,062
Daytime Population	10,984	144,390	357,918

Year: 2020 | Source: ESRI

## Traffic Counts

S Orlando Ave (17-92)	47,273 VPD
Maitland Ave	27,000 VPD
Horatio Ave	33,000 VPD

Year: 2020 | Source: FDOT

## Contact

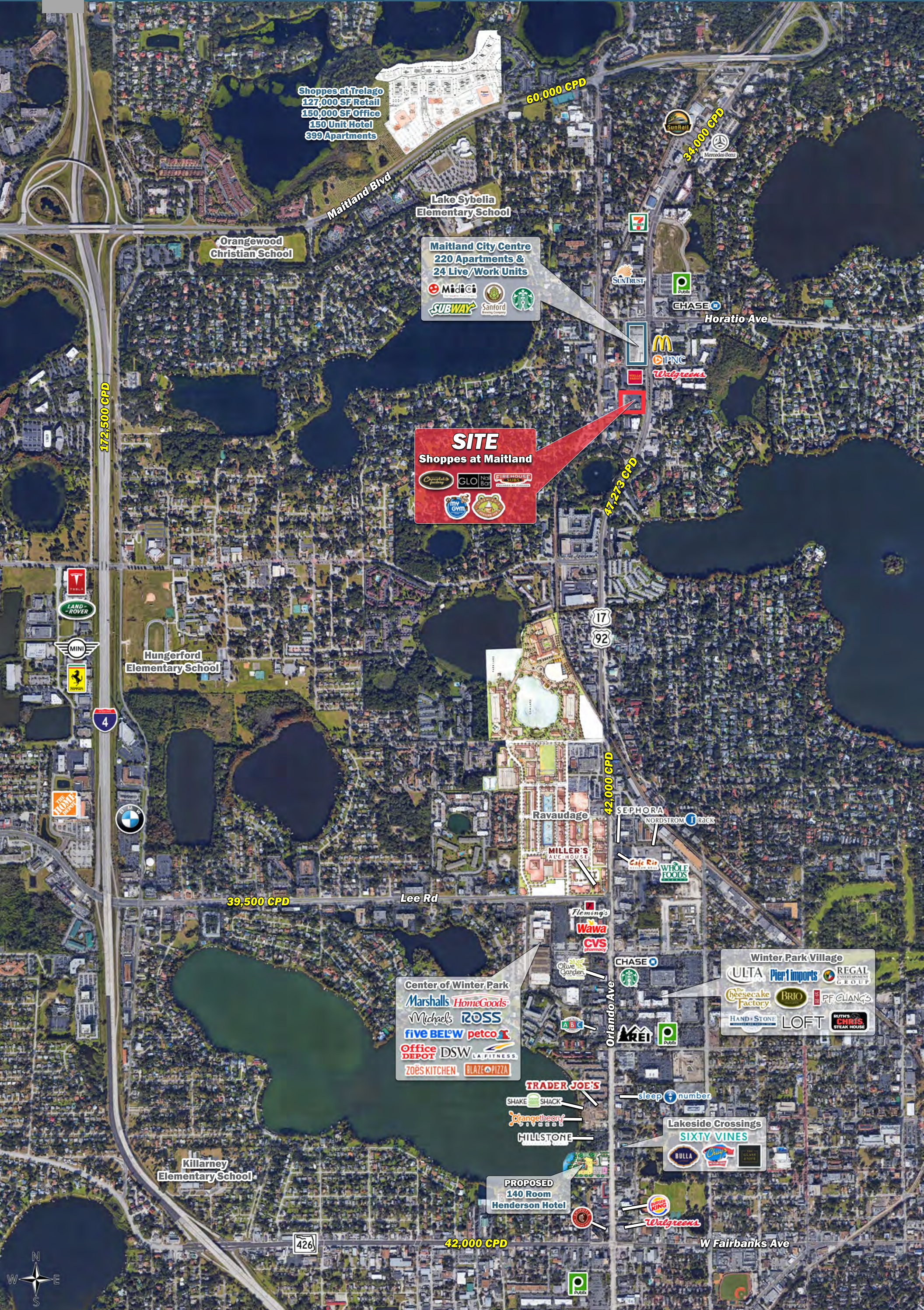
**ALEX BISBEE**

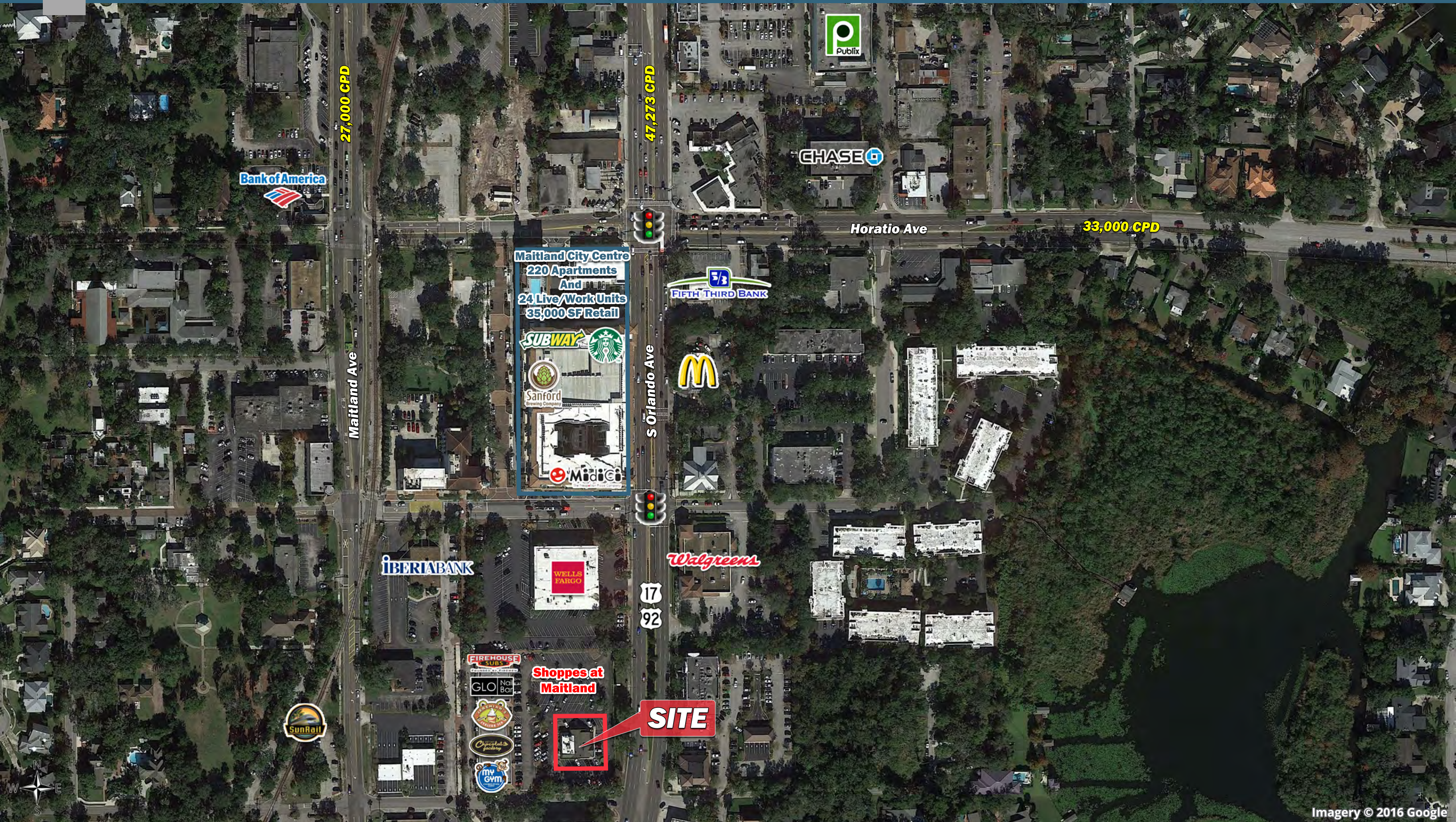
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# Shoppes at Maitland

421 S Orlando Ave | Maitland, FL 32751



# Prime Retail at Shoppes at Maitland

421 S Orlando Ave | Maitland, FL 32751



# Executive Summary

441 S Orlando Ave | Maitland, FL



	1 mile	3 miles	5 miles
<b>Population</b>			
2019 Population	8,464	94,771	272,705
2000 Population	7,238	85,838	237,152
2010 Population	6,817	83,908	241,631
2024 Population	9,875	103,521	295,130
2000-2010 Annual Rate	-0.60%	-0.23%	0.19%
2010-2019 Population: Annual Growth Rate	2.37%	1.32%	1.32%
2019-2024 Population: Annual Growth Rate	3.13%	1.78%	1.59%
2019 Median Age	46.8	41.2	39.0
<b>Households</b>			
2000 Households	2,984	37,097	101,425
2010 Households	2,902	37,189	105,794
2019 Total Households	3,593	41,578	118,560
2024 Total Households	4,182	45,305	128,216
2000-2010 Annual Rate	-0.28%	0.02%	0.42%
2010-2019 Households: Annual Growth Rate	2.34%	1.21%	1.24%
2019-2024 Households: Annual Growth Rate	3.08%	1.73%	1.58%
2019 Average Household Size	2.33	2.22	2.27
<b>Housing Units</b>			
2019 Total Housing Units	4,607	47,139	131,323
2019 Owner Occupied Housing Units	2,088	20,551	57,807
2019 Renter Occupied Housing Units	1,505	21,027	60,754
2019 Vacant Housing Units	1,014	5,561	12,763
<b>Race and Ethnicity</b>			
2019 White Alone	72.9%	72.4%	71.8%
2019 Black Alone	19.6%	16.1%	15.2%
2019 American Indian/Alaska Native Alone	0.2%	0.3%	0.4%
2019 Asian Alone	1.9%	3.1%	3.7%
2019 Pacific Islander Alone	0.0%	0.1%	0.1%
2019 Hispanic Origin (Any Race)	12.2%	19.3%	22.2%
<b>Income</b>			
2019 Median Household Income	\$69,647	\$58,870	\$57,062
2019 Average Household Income	\$117,099	\$94,586	\$85,377
Per Capita Income	\$49,724	\$41,265	\$37,117
<b>2019 Population 25+ by Educational Attainment</b>			
Total	6,284	68,541	196,454
High School Graduate	13.0%	16.7%	17.6%
GED/Alternative Credential	1.4%	2.6%	3.0%
Some College, No Degree	16.1%	17.6%	18.7%
Associate Degree	8.4%	11.7%	13.3%
Bachelor's Degree	33.2%	29.0%	26.8%
Graduate/Professional Degree	25.3%	16.7%	14.9%
<b>Data for all businesses in area</b>			
Total Businesses:	745	8,657	19,626
Total Employees:	5,852	82,613	199,792
Total Residential Population:	8,464	94,771	272,705
Employee/Residential Population Ratio:	0.69:1	0.87:1	0.73:1
2019 Total Daytime Population	10,984	144,390	357,918
Workers	6,733	97,250	229,790
Residents	4,251	47,140	128,128

Source: Esri, Esri and Infoaroup, U.S. Census

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