

FOR LEASE

Prime Retail Space in Lady Lake

874 N US Hwy 27 | Lady Lake, FL



Overview

AVAILABLE 2,190 SF

LEASE RATE Contact Broker



Description

- Excellent location at lighted intersection of Rolling Acres Road & Hwy 441 (US 27) with close proximity to The Villages, FL
- Great visibility to Hwy 441 with more than 33,000 cars per day
- Surrounding retailers include: Home Depot, Sam's Club, Target, Best Buy, Bed Bath & Beyond, Kohl's, Carrabba's and Walgreens
- Join Starbucks in a prime location on Hwy 441 in the heart of Lady Lake

Nearby Retailers



PACIFIC DENTAL SERVICES®



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Demographics

	1 MILE	3 MILE	5 MILE
Total Population	5,058	33,827	78,980
2022 Growth	1.44%	2.08%	3.35%
Median Household Income	\$39,874	\$44,292	\$50,886
Daytime Population	9,563	44,952	85,324

Year: 2018 | Source: ESRI

Contact

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Traffic Counts

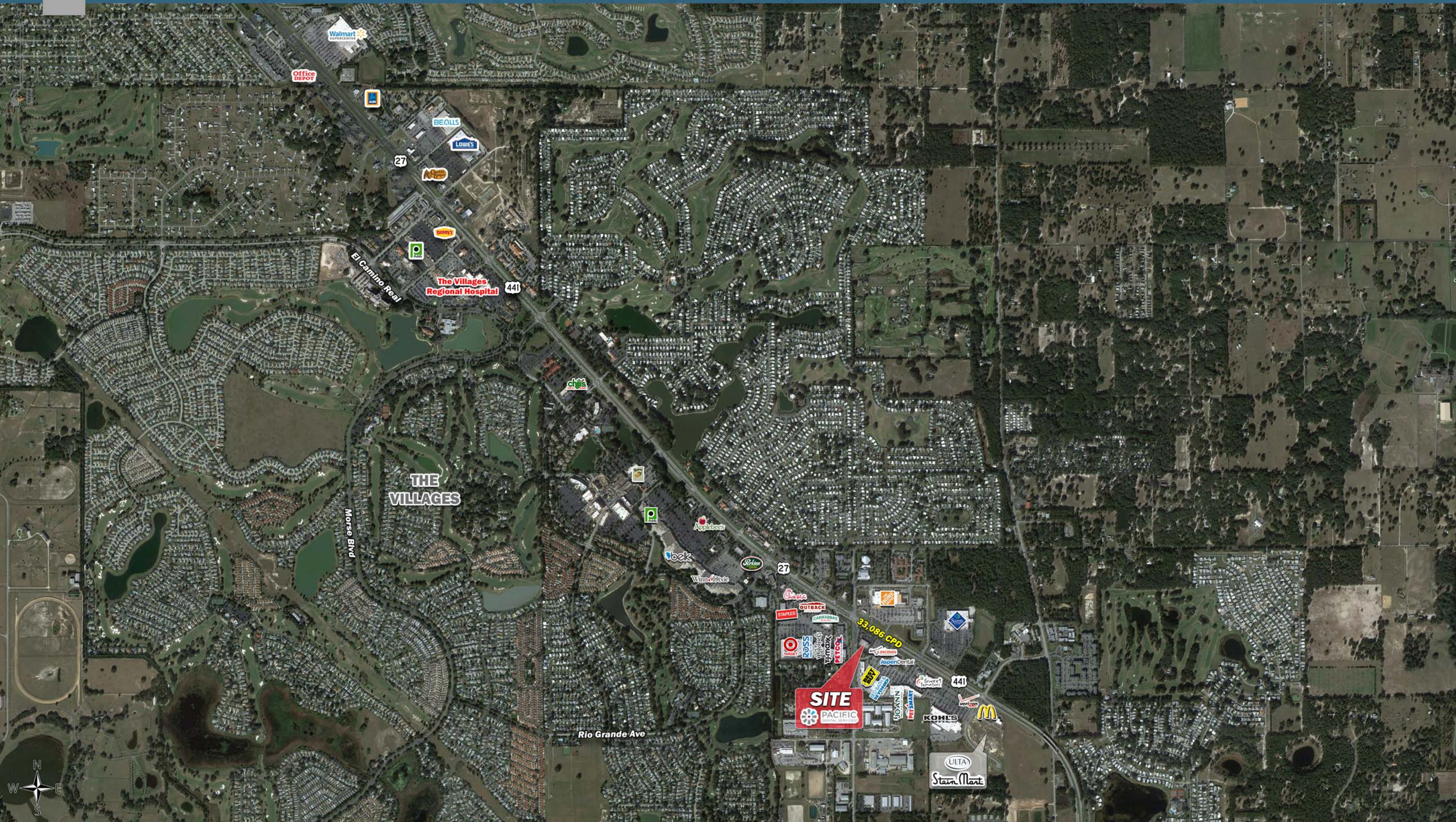
Rolling Acres Rd	19,179 VPD
N US-27	33,086 VPD

Year: 2017 | Source: ESRI

SRS REAL ESTATE PARTNERS | 200 S Orange Avenue, Suite 1300 | Orlando, FL 32801 | 407.455.5030

This information contained herein was obtained from sources deemed to be reliable; however SRS Real Estate Partners makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

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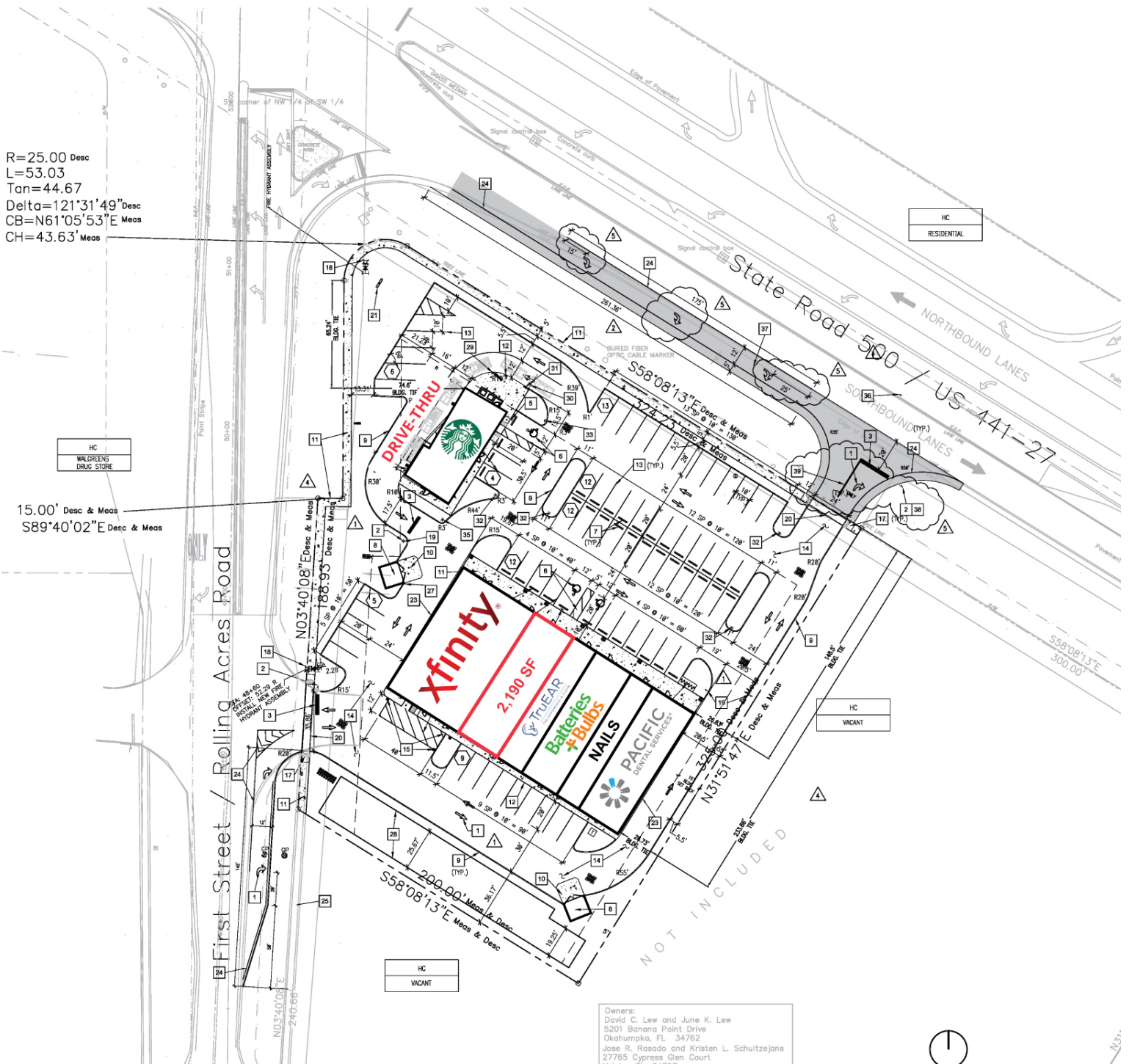
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SITE DIMENSION PLAN

1"=30'



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	1 mile	3 miles	5 miles
Population			
2017 Population	5,058	33,827	78,980
2000 Population	4,262	25,183	39,266
2010 Population	4,561	32,112	73,933
2022 Population	5,433	37,493	93,125
2000-2010 Annual Rate	0.68%	2.46%	6.53%
2010-2016 Annual Rate	1.44%	0.72%	0.91%
2016-2021 Annual Rate	1.44%	2.08%	3.35%
2017 Median Age	72.6	69.6	68.2
Households			
2000 Households	2,365	12,776	19,068
2010 Households	2,623	17,111	38,765
2017 Total Households	2,883	18,199	41,954
2022 Total Households	3,081	20,116	49,553
2000-2010 Annual Rate	1.04%	2.96%	7.35%
2010-2016 Annual Rate	1.31%	0.85%	1.10%
2016-2021 Annual Rate	1.34%	2.02%	3.39%
2017 Average Household Size	1.68	1.84	1.88
Housing Units			
2017 Total Housing Units	3,780	22,496	52,160
2017 Owner Occupied Housing Units	2,327	15,695	37,611
2017 Renter Occupied Housing Units	556	2,505	4,343
2017 Vacant Housing Units	897	4,297	10,206
Race and Ethnicity			
2017 White Alone	95.1%	93.4%	93.9%
2017 Black Alone	2.3%	3.1%	2.8%
2017 American Indian/Alaska Native Alone	0.2%	0.2%	0.2%
2017 Asian Alone	0.8%	1.2%	1.3%
2017 Pacific Islander Alone	0.0%	0.1%	0.1%
2017 Hispanic Origin (Any Race)	3.6%	3.8%	3.5%
Income			
2017 Median Household Income	\$39,874	\$44,292	\$50,886
2017 Average Household Income	\$52,426	\$58,440	\$66,235
Per Capita Income	\$30,570	\$31,706	\$35,038
2017 Population 25+ by Educational Attainment			
Total	4,715	30,926	72,262
High School Graduate	30.3%	29.9%	27.9%
GED/Alternative Credential	5.3%	5.4%	4.0%
Some College, No Degree	21.4%	21.7%	22.6%
Associate Degree	6.4%	8.6%	9.2%
Bachelor's Degree	18.6%	16.1%	17.8%
Graduate/Professional Degree	10.5%	11.1%	12.3%
Data for all businesses in area			
Total Businesses:	379	1,248	1,908
Total Employees:	6,263	18,500	25,926
Total Residential Population:	5,058	33,827	78,980
Employee/Residential Population Ratio:	1.24:1	0.55:1	0.33:1
2017 Total Daytime Population	9,563	44,952	85,324
Workers	5,886	19,256	25,090
Residents	3,677	25,696	60,234

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