

# PARK PLACE RETAIL SPACE AVAILABLE IN OVIEDO

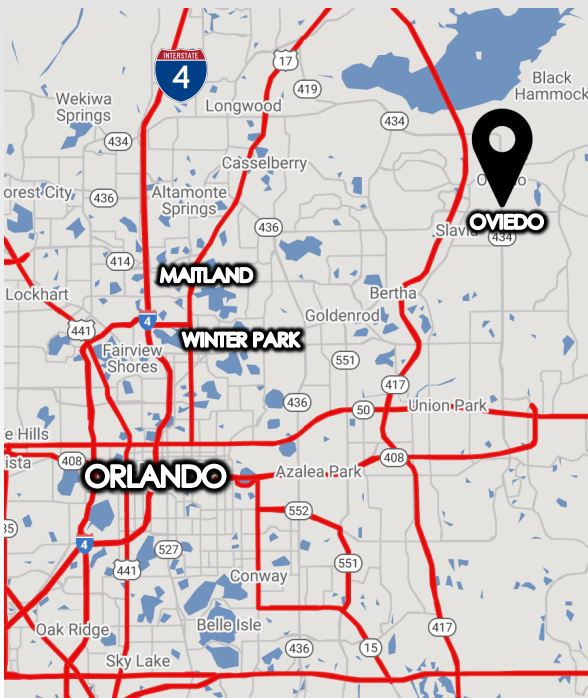


## THE PROPERTY

- 940 CITY PLAZA WAY  
OVIEDO, FL 32765
- 1,315 SF AVAILABLE

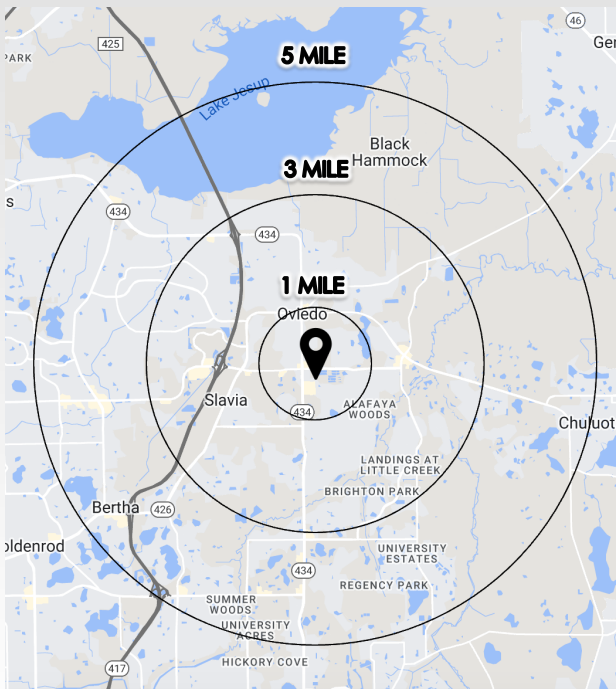
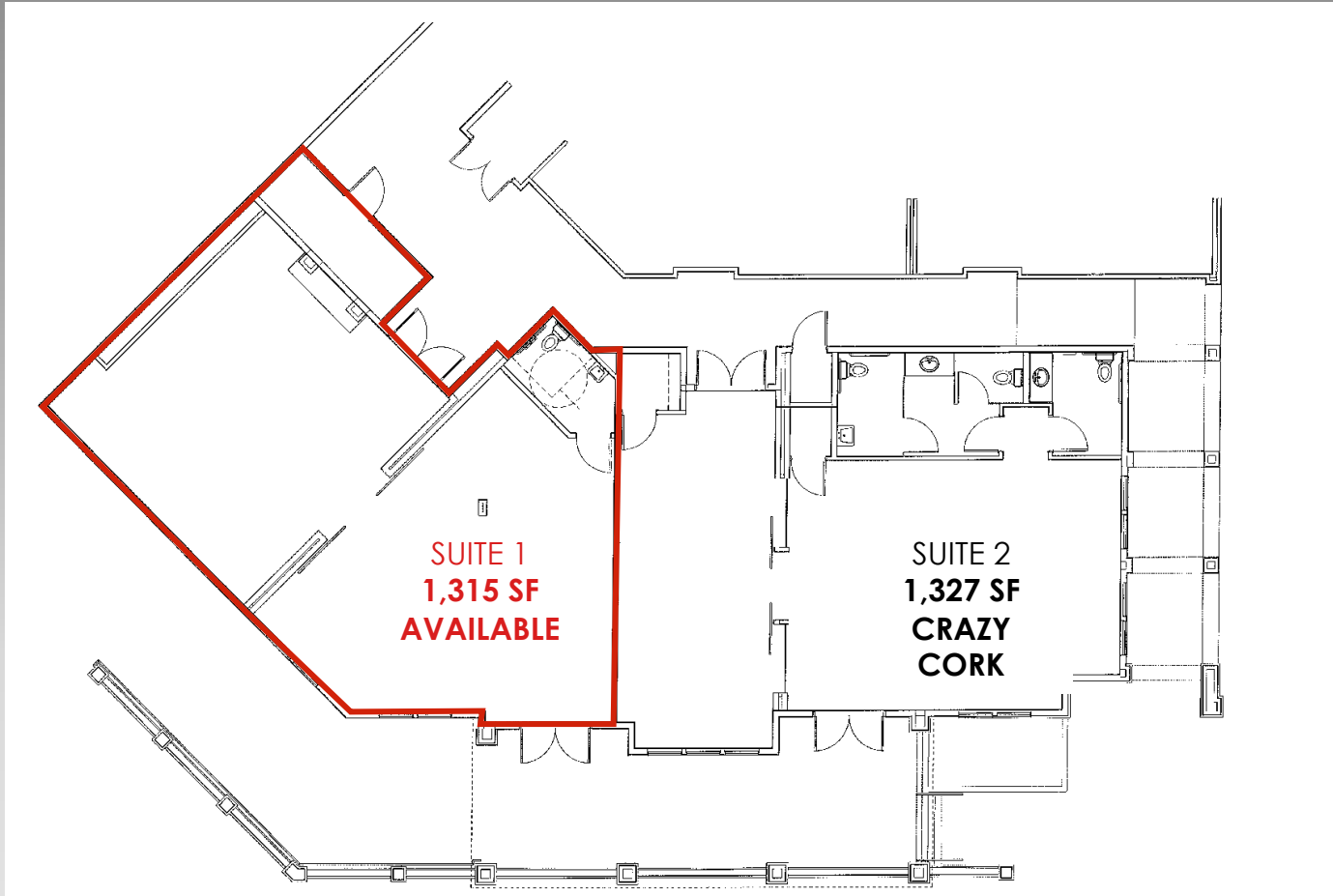
## PROPERTY FEATURES

- PREMIER RETAIL SPACE IN THE HEART OF OVIEDO'S NEW DOWNTOWN
- OUTDOOR PATIO SPACE
- GROUND FLOOR OF PARK PLACE APARTMENTS- 275 MULTI-FAMILY UNITS ON SITE
- MORE THAN 600 MULTI-FAMILY UNITS IN IMMEDIATE AREA
- DIRECTLY ACROSS THE STREET FROM OVIEDO ON THE PARK- FEATURING A SPLASH PAD, DOG PARK, AMPHITHEATER, LAKE AND MORE



**SERENITY LORENZ**  
VP OF SALES & LEASING  
CENTRAL FLORIDA  
(C) 904.887.3302  
serenity@acrefl.com

# SITE PLAN/ DEMOGRAPHICS



## 2024 DEMOGRAPHICS

### POPULATION



1 MI- 11,014  
3 MI- 58,411  
5 MI- 148,713

### AVG HH INCOME



1 MI- \$114,870  
3 MI- \$131,549  
5 MI- \$126,528

### DAYTIME POPULATION



1 MI- 4,804  
3 MI- 19,732  
5 MI- 45,444

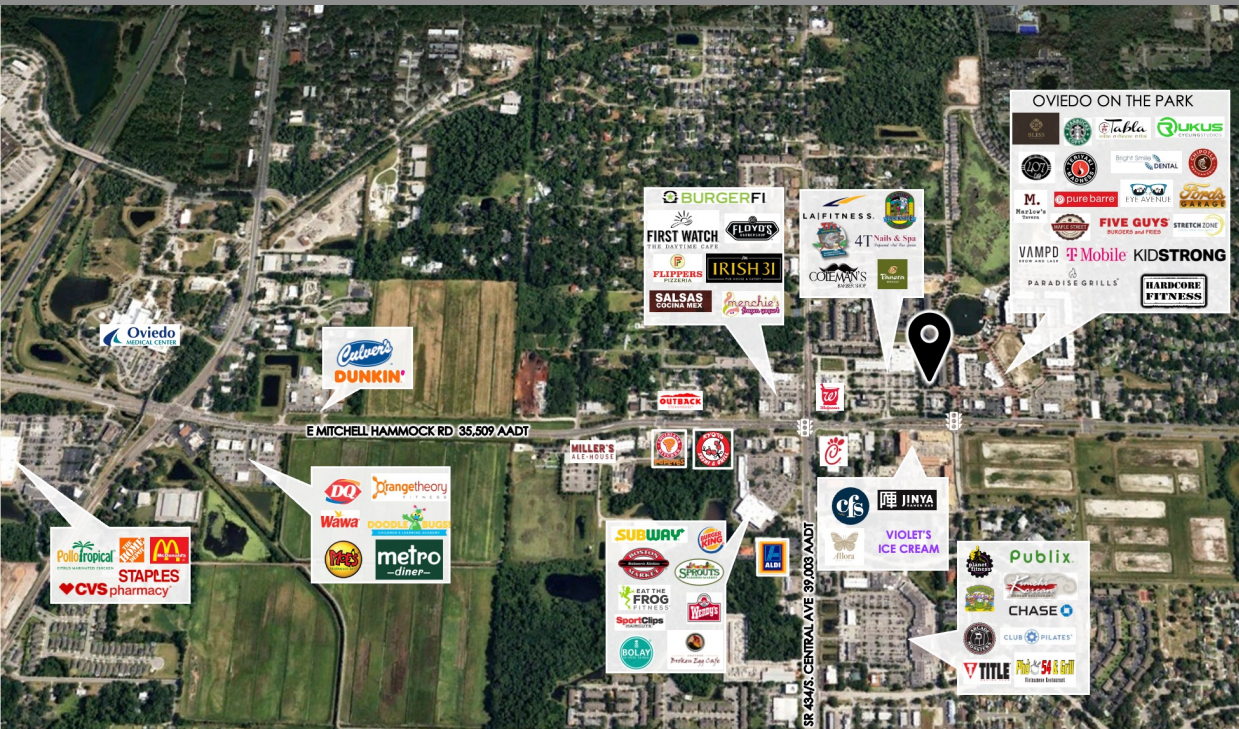
### MEDIAN AGE



1 MI- 36.4  
3 MI- 38.4  
5 MI- 36.0



# SURROUNDING RETAIL



**ACRE**  
Commercial Real Estate  
RESULTS-DRIVEN RETAIL

LIC. REAL ESTATE BROKER

This presentation is provided for informational purposes only and does not constitute legal, financial, or investment advice. It is intended solely to provide general information about the properties and services offered by ACRE Commercial, its affiliates, partners, and subsidiaries. All information contained herein is obtained from sources deemed reliable; however, we make no representations or warranties, express or implied, regarding the accuracy, completeness, or reliability of any information provided. Prospective buyers, sellers, landlords, tenants, investors, or other parties should conduct their own due diligence and consult with appropriate professionals (including legal, financial, and real estate advisors) before making any decisions or entering into any agreements. ©2024. All rights reserved.