

RETAIL SPACE
FOR LEASE

Shoppes at Lee Rd.

1084 LEE RD ORLANDO, FL 32810



**Restaurant
Ready
Spaces!**



**±1,400 and 1,200 SF
Can be combined into
one 2,600 SF Space!**

The Shoppes at Lee Rd - Great Restaurant/Retail Opportunities

This prime frontage Retail Strip Center on Lee Rd. features two spaces that are second gen restaurants & nearly move-in ready. Both spaces are equipped with exhaust hoods, grease traps, and are partially furnished. Suite one also comes with a walk-in freezer and cooler. Site has national brands FedEx Office, Boost Mobile and Little Caesars.

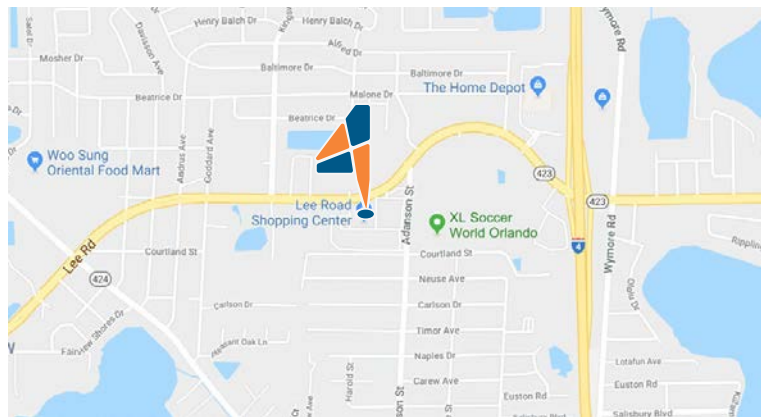
Property Details

Lease Rate:	\$25/PSF NNN
Maximum Space:	±2,600 SF
Minimum Space:	±1,200 SF
Parking:	5.5/1,000 SF
Signage:	Pylon & Hanging Wall

Property Highlights

- Under 1 mile from Walmart, Home Depot and 1-4
- High-traffic area with nearly 40,000 VPD
- Both available spaces are restaurant-ready
- Lighted intersection
- High volume of daily visitors generated by popular brands FedEx Office, Boost Mobile and Little Caesars

Location



	1 Mile	3 Miles	5 Miles
Population	8,679	79,081	266,553
Households	8,860	111,444	266,144
Average HHI	\$53,627	\$66,557	\$67,401

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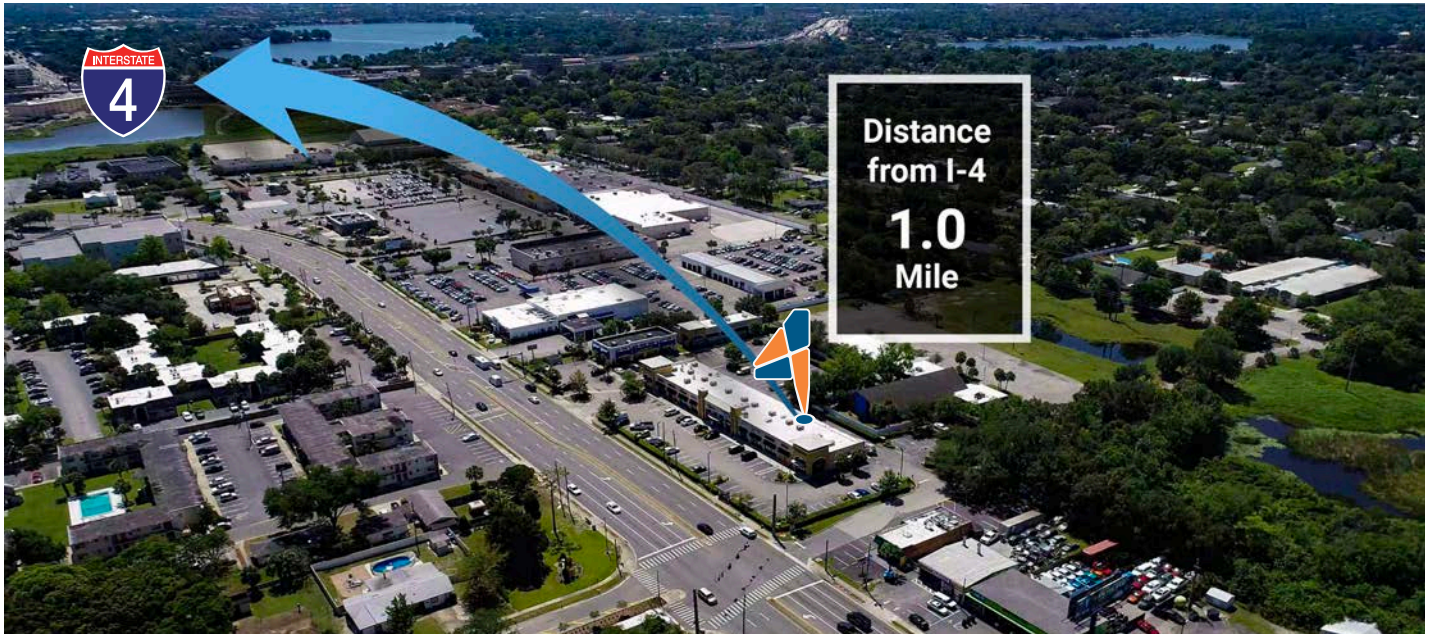
PROPERTY
PHOTOS

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Aerial - Southwest View



Aerial - Southeast View



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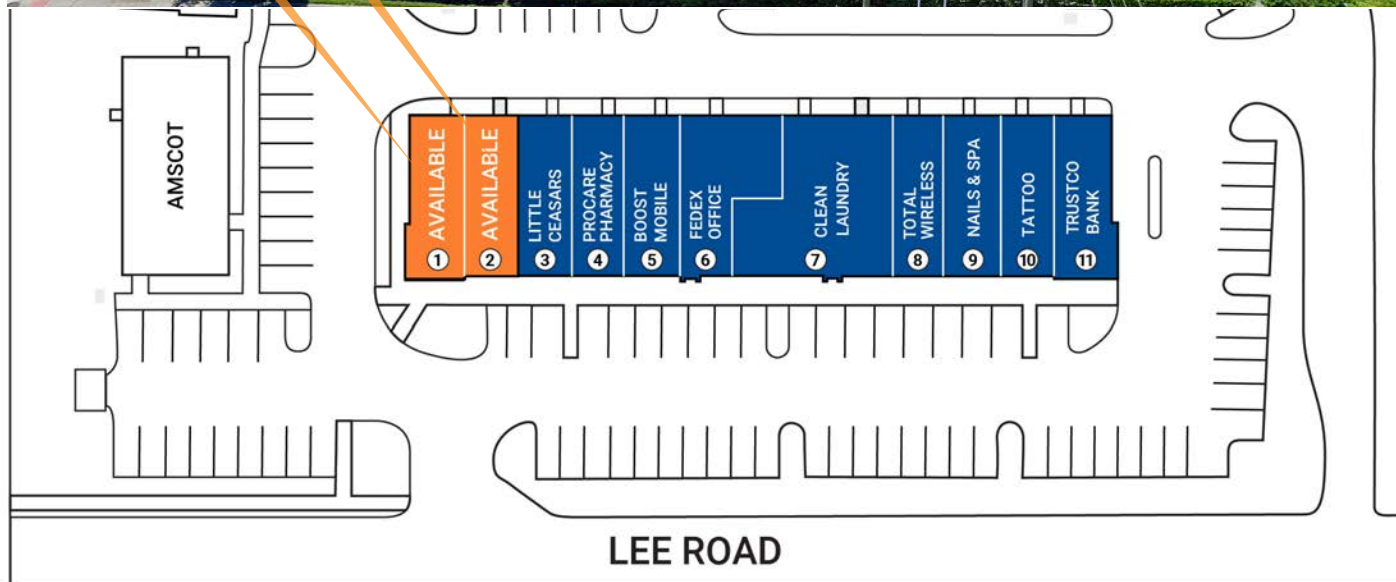
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SITE PLANS

Shoppes at Lee Rd. 1084 LEE RD ORLANDO, FL 32810



Shoppes at Lee Rd Site Plan



Suite 1
±1,400 SF



Suite 2
±1,200 SF

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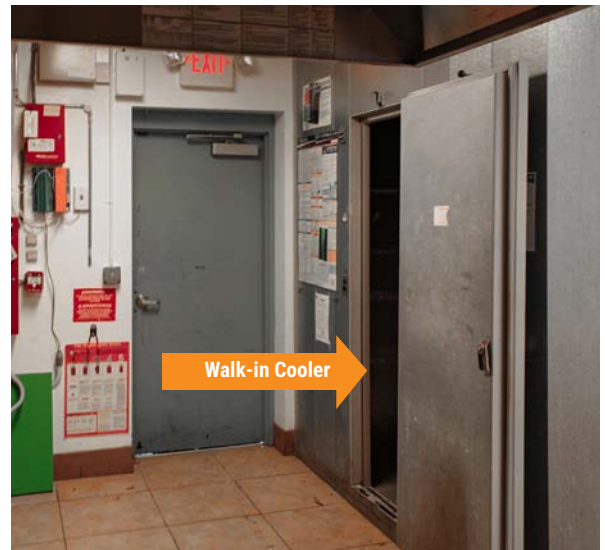
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Suite 1 Interior Photos

Interior



Walk-In Cooler



Interior



Walk-In Freezer



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Suite 2 Interior Photos

Interior



Entrance



Behind the Counter



Booths



Back of the House



Bathroom (1 of 2)



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