

In Line Space &
BTS / Ground
Lease Outparcel

MAGUIRE GROVES

300 Moore Road, Ocoee, FL



PROPERTY HIGHLIGHTS

- 🌿 Located in the heart of Ocoee and affluent Windermere markets with excellent demographics
- 🌿 Immediately adjacent to busy Publix-anchored center with cross-easement access
- 🌿 **Available Spaces:** 1600, 4000, and 4400 SF
- 🌿 **Municipality:** City Of Ocoee
- 🌿 **Total GLA:** 34,000
- 🌿 **Co-Tenants:** Publix, Grade Power Learning, ReMax
- 🌿 **Location:** Corner of Maguire & Moore Road

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Total Population	9,092	49,067	176,131
Average HH Income	\$149,487	\$109,410	\$82,803
Median HH Income	\$101,513	\$72,822	\$56,104
Number of Businesses	3,435	18,180	68,040
Median Age	38	38	36

Source: ESRI 2017



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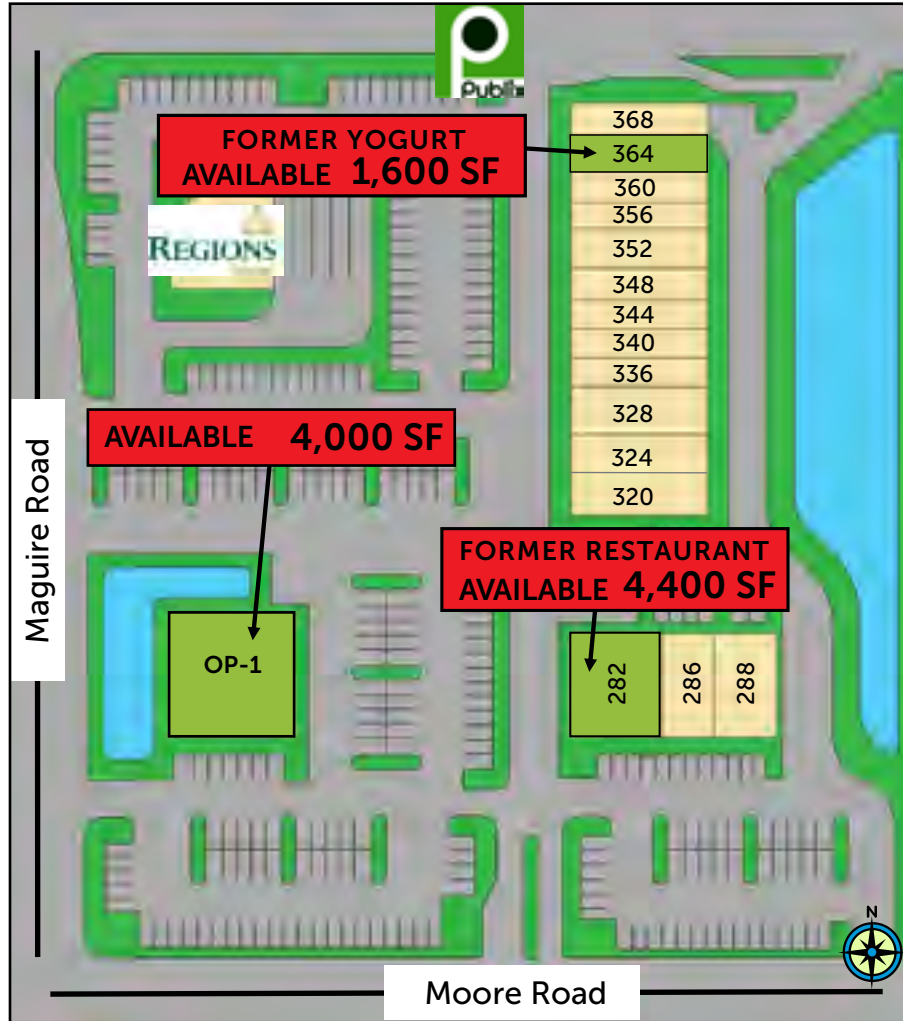
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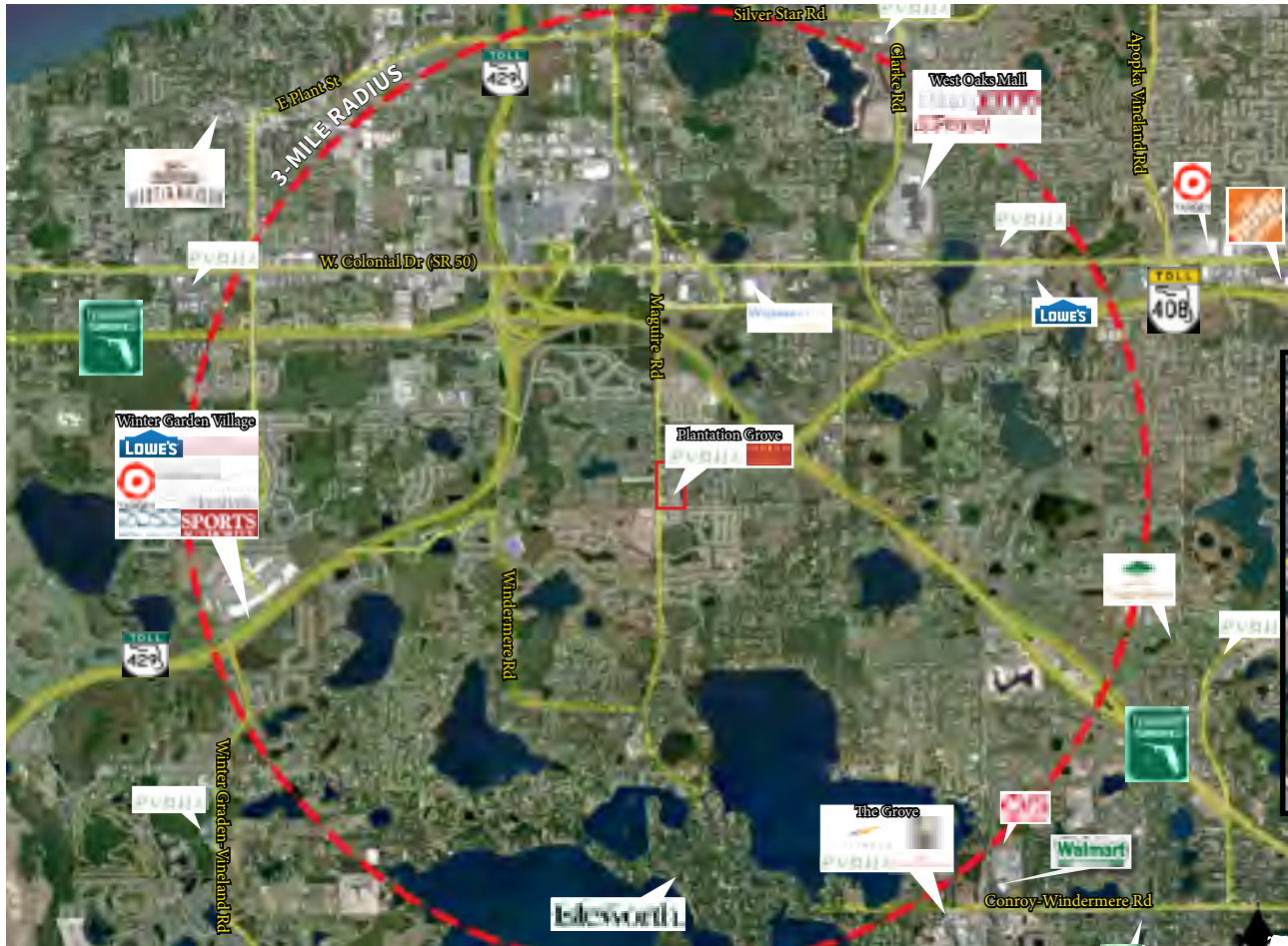


LIST OF TENANTS

OP-1	AVAILABLE	4,000 SF
OP-2	Regions Bank	4,000 SF
282	AVAILABLE	4,400 SF
286	Grade Power Learning	1,566 SF
288	SuperSlow Zone	2,000 SF
320	Sushi	1,600 SF
324	Smart Fitness	1,598 SF
328	NYC Dance	2,497 SF
336	Ellie Lou's BBQ	2,497 SF
340	Great Clips	1,440 SF
344	Nail Care Spa	1,600 SF
348	Dry Cleaner	1,675 SF
352	Grain & Berry	2,010 SF
356	The Closing Agent	1,398 SF
360	China Lily Restaurant	1,564 SF
364	AVAILABLE	1,600 SF
368	My Mortgage Company	1,998 SF

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