







Retail Space
Available

TRI-CITIES SHOPPING PLAZA

US Hwy. 441 & Eudora Rd., Mount Dora, FL



PROPERTY HIGHLIGHTS

-  **GLA:** 78,452
-  **County:** Lake
-  **Space Available:** 900-2000
-  **Lease Type:** NNN
-  **Anchor(s):** Hobby Lobby, Ross, TJ Maxx, Dollar Tree
-  **Traffic Counts:** 41,500 ADT on Highway 441

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
2017 Est. Population	5,913	36,330	62,446
2022 Proj. Population	6,285	38,370	66,382
Average HH Income	\$57,424	\$58,418	\$64,241
Median HH Income	\$39,860	\$42,828	\$45,897



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TENANT	SQFT
1 TJ MAXX	23,000
2 Ross	25,500
3 Dollar Tree	10,372
4 Papa John's	1,600
5 China 8 Restaurant	1,200
6 AVAILABLE	2,000
8 Uptown Nails	1,200
9 AVAILABLE	900
10 AVAILABLE	1,800
11 Painting With A Twist	2,400
12 LaRue Kay Salon	1,200
14 KFC	2,280
15 Lake Regional Urgent Care	5,000

U.S. Highway 441

Non-Controlled Availability

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- Approved -
64-Bed Certus Senior Living