

2,500 SF Drive-
Thru & 1,420 SF
Endcap

NEW DRIVE THRU OPPORTUNITY (Co-Tenant: Papa Johns)

Located on Lee Road, just east of Edgewater Drive



PROPERTY HIGHLIGHTS

- 🌳 C-1 Commercial Zoning Orange County
- 🌳 **Daily Traffic Counts** on Lee Road/SR 423: **41,500 VPD**
- 🌳 High Traffic Corridor Between I-4 and Edgewater Drive
- 🌳 Approximately **340 Feet of Frontage** off Lee Road
- 🌳 Join Papa John's & other Quality Retailers.
- 🌳 1+/- Drive Thru Pad Site Available (2,500 +/- sf)
- 🌳 1,420 SF streetfront end cap available.

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population	9,103	91,331	280,389
Daytime Population	11,375	121,537	361,020
Total Households	3,672	38,758	115,596
Avg. HH Income	\$62,730	\$81,502	\$86,473



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