

FOR LEASE

POSNER VILLAGE

Interstate-4 & US Hwy-27, Davenport, FL 33837



PROPERTY HIGHLIGHTS

- Fronting US-27 with signalized entry at Posner Blvd
- Explosive growth at Reunion, Champions Gate, Providence, Ridgewood Lakes and Poinciana
- Poinciana Parkway and Ernie Caldwell connection expand regional access to Poinciana and East Osceola County
- +232,000 total population, \$82,762 average weighted income in 10 mile (combines tourist and permanent residents)
- Next to Polk County Intermodal transit station, allows riders to connect to Greater Orlando Lynx public transit
- Top performing restaurant and retailers in 20 mile trade area.

AREA RETAILERS



2022 DEMOGRAPHICS

1 MILE 3 MILE 5 MILE

Total Population	3,124	22,608	63,312
2027 Projected Population	3,483	26,804	74,456
Average HH Income	\$83,893	\$86,865	\$85,254

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LAUNCH PAD
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MARKET AERIAL



SITE PLAN



TENANTS	SF
At Lease	38,000
Available	1,630
Mattress	4,000
Warehouse Twistee	600
Treat	55,000
Hobby Lobby	40,000
Burlington	20,000
Marshalls	20,000
Home Goods	20,000
Bealls Outlet	10,000
Ulta	8,200
Five Below	6,000
Rack Room	4,000
America's Best	2500
Starbucks	2,330
Chipotle	3,864
First Watch	3,200
Pacific Dental	2,400
Lee Nails	3,910
Paner a	4,000
Culvers	2,500
Buff City Soaps	2,380
Hand and Stone	3,995
Spectrum	2,550
Five Guys	
TOTAL GLA	262,459

ZOOM AERIAL



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