



**WEST TOWN
CORNERS**

ALTAMONTE SPRINGS
FL



GAVIN WALSH
407.919.6970 | GWALSH@ATLANTICRETAIL.COM

**1,260-13,244 SF AVAILABLE
FOR LEASE**



WEST TOWN CORNERS

GPS VISITS LAST 12 MONTHS	
PROPERTY	VISITS
WEST TOWN CORNERS	6.2M
THE AVENUE VIERA	4.9M
THE LOOP	4.8M
MARKETPLACE AT SEMINOLE TOWN CENTER	4.7M
THE CROSSLANDS	4.3M
VINELAND POINTE	4.1M
POSNER VILLAGE	3.5M

Most visited in Central Florida

#7

Walmart
VISITS PER SQ.FT.

#5

Winn/Dixie
IN CENTRAL FL

#5

HIBBETT
SPORTS

#7

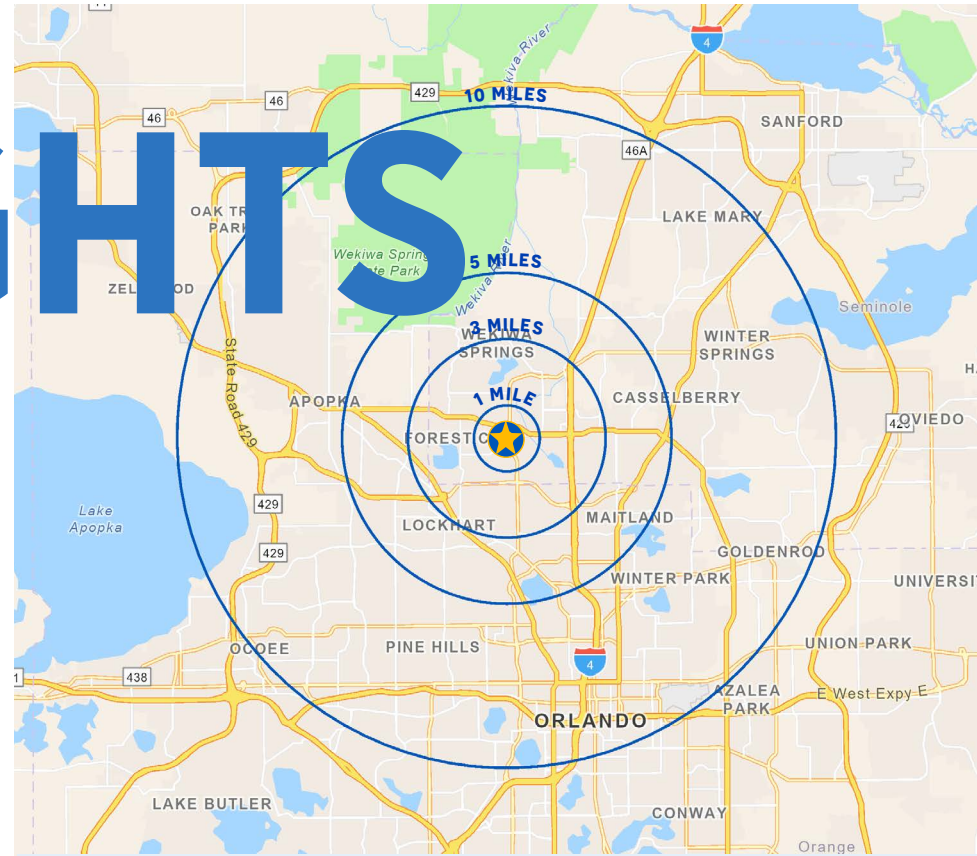
Bath & Body Works



PROJECT HIGHLIGHTS

PROPERTY HIGHLIGHTS

- 388,000 SF regional power center w/ excellent visibility
- Located in the heart of Altamonte Springs
- 8 access points including 2 signalized access points
- 6.2 M visits per year
- 1,260 SF - 13,244 SF available including shops along SR 434
- Potential junior anchor and restaurant opportunities
- Located in Metro Orlando's largest trade area in terms of geographical size and square footage of retail
- Adjacent to Maitland Office Park
- Co-tenants include:



- Area retailers include:



DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE	10 MILE
POPULATION	12,473	102,974	228,583	794,413
DAYTIME POPULATION	12,761	114,334	251,987	934,573
MEDIAN HH INCOME	\$72,379	\$76,443	\$76,337	\$80,651
TOTAL HOUSEHOLDS	5,110	44,474	92,607	315,013

SITE PLAN

Site Plan

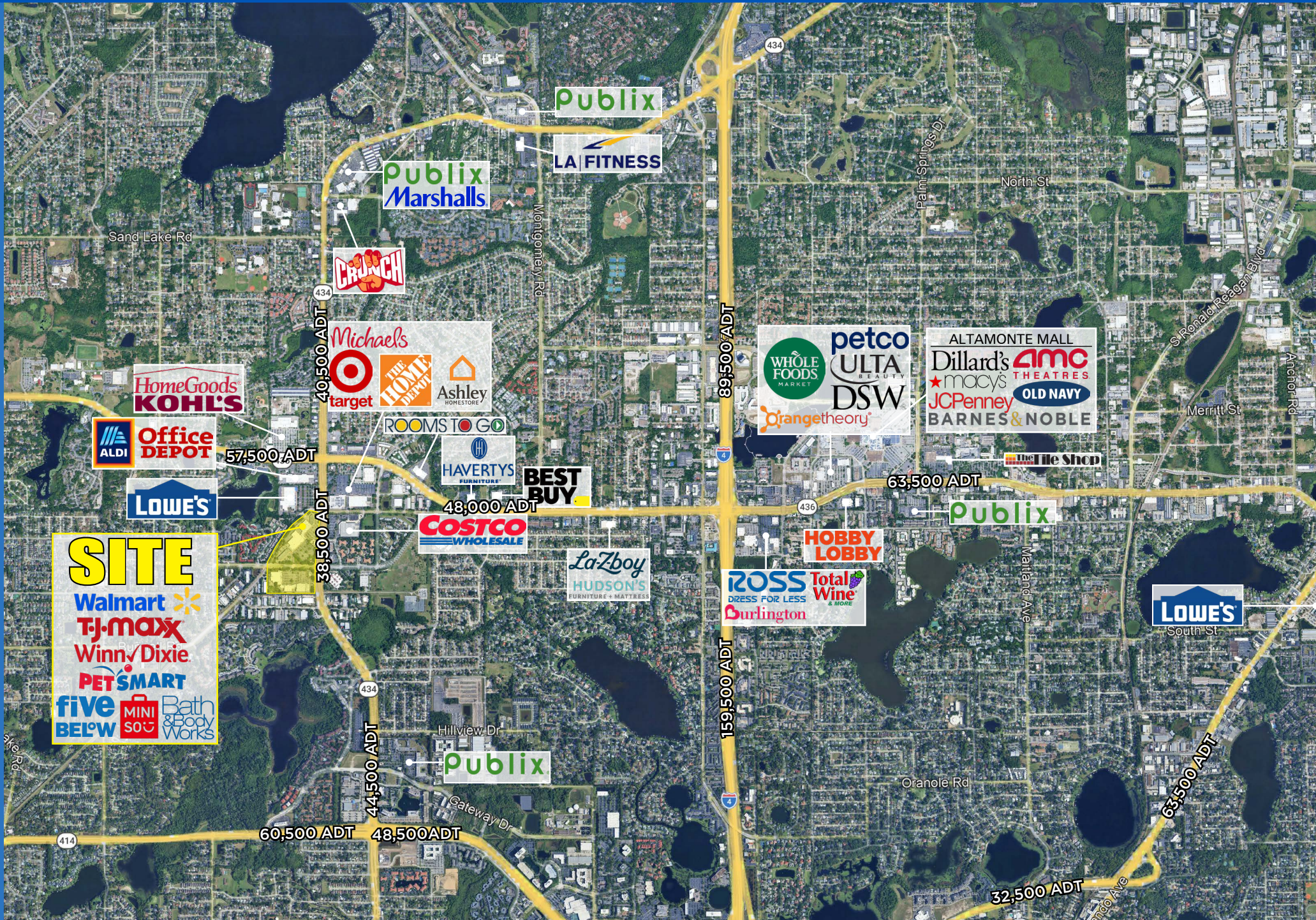
AVAILABLE
LEASED



A01	Papa John's	1,316 SF
A02	Available	1,364 SF
A03A	Club Pilates	1,725 SF
A03B	Planet Smoothie	1,035 SF
A05	Sushi Eystation	1,705 SF
A06	Qdoba	2,054 SF
A07	Subway	1,485 SF
A08	Zaza's New Cuban Diner	1,620 SF
A09	Five Below	9,900 SF
A10	Hibbett Sports	6,465 SF
A11	TJ Maxx	21,052 SF
B	PetSmart	25,161 SF
B01	Token Ramen	1,848 SF
B02	Cybertron Video Games	2,168 SF
B03	MINISO	5,092 SF
C	Winn Dixie	54,403 SF
C01A	Once Upon a Child	5,132 SF
C02	Available	1,838 SF
C04	Available	5,925 SF
D01A	Cleaners	2,090 SF
D02A	Available	3,097 SF
E01	Available	4,342 SF
E02	West Town Nail and Hair	4,800 SF
E05	Orlando Pain Clinic	1,600 SF
E06A	Orlando Pain Clinic	1,890 SF
E07	Acai Republic	1,570 SF
E08	Coming Available	1,600 SF
E09	IV Nutrition	1,940 SF
E10	Available	1,260 SF
E11A	Available	3,200 SF
E13	Bath and Body Works	3,000 SF
F	Walmart	99,618 SF
F01A	Hair Cuttery	2,050 SF
F04A	Panera Bread	5,588 SF
F05	Nothing Bundt Cakes	1,465 SF
F06	Game Stop	1,190 SF
G	American Signature Furniture	50,000 SF
G01	T-Mobile	2,250 SF
G02	GNC	1,204 SF
G02A	Crumbl Cookies	1,474 SF
G03A	Trek	4,123 SF
G04	Mattress One	3,600 SF
G06A	FedEx Office	3,785 SF
G06B	Fortuna Bakery	3,000 SF
J01B	Available (Office Space)	2,237 SF
J03	Available (Office Space)	6,980 SF
J06	Available (Office Space)	3,084 SF
J07	Available	13,224 SF
XX02B	Patty Salon	440 SF
XX03B	Salon Plus	480 SF
XX04	Le Nails	427 SF



SITE AERIAL TRADE



SITE AERIAL MID





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 **Atlantic**
RETAIL

 **11NORTH**
PARTNERS