

THE MARKET AT MILLS PARK

1500 N MILLS AVE, ORLANDO, FL

THE FRESH MARKET

Landmark
COMMERCIAL REALTY ADVISORS

ALFREDO SANCHEZ
(561) 301-7690
alfredo.sanchez@landmarkcra.com

GUY QUATTLEBAUM
(561) 818-2102
guy.quattlebaum@landmarkcra.com

PROPERTY HIGHLIGHTS

- Situated within The Gallery at Mills Park mixed-use project — 310 apartments plus a 77K SF Class A medical office building directly on-site.
- Surface and structured parking available
- Located Mills 50 District, one of Orlando's most established and walkable areas
- Minutes from Downtown Orlando and Winter Park
- Walking distance to AdventHealth Orlando campus — 172-acre campus, 1,368 beds, 8,000 employees



AVAILABLE

- **Unit 170:** 2,500 SF 2nd Gen Restaurant with outdoor seating
- **Unit 500:** 2,200 SF Freestanding Restaurant with 1,200 SF covered patio

CO-TENANCY



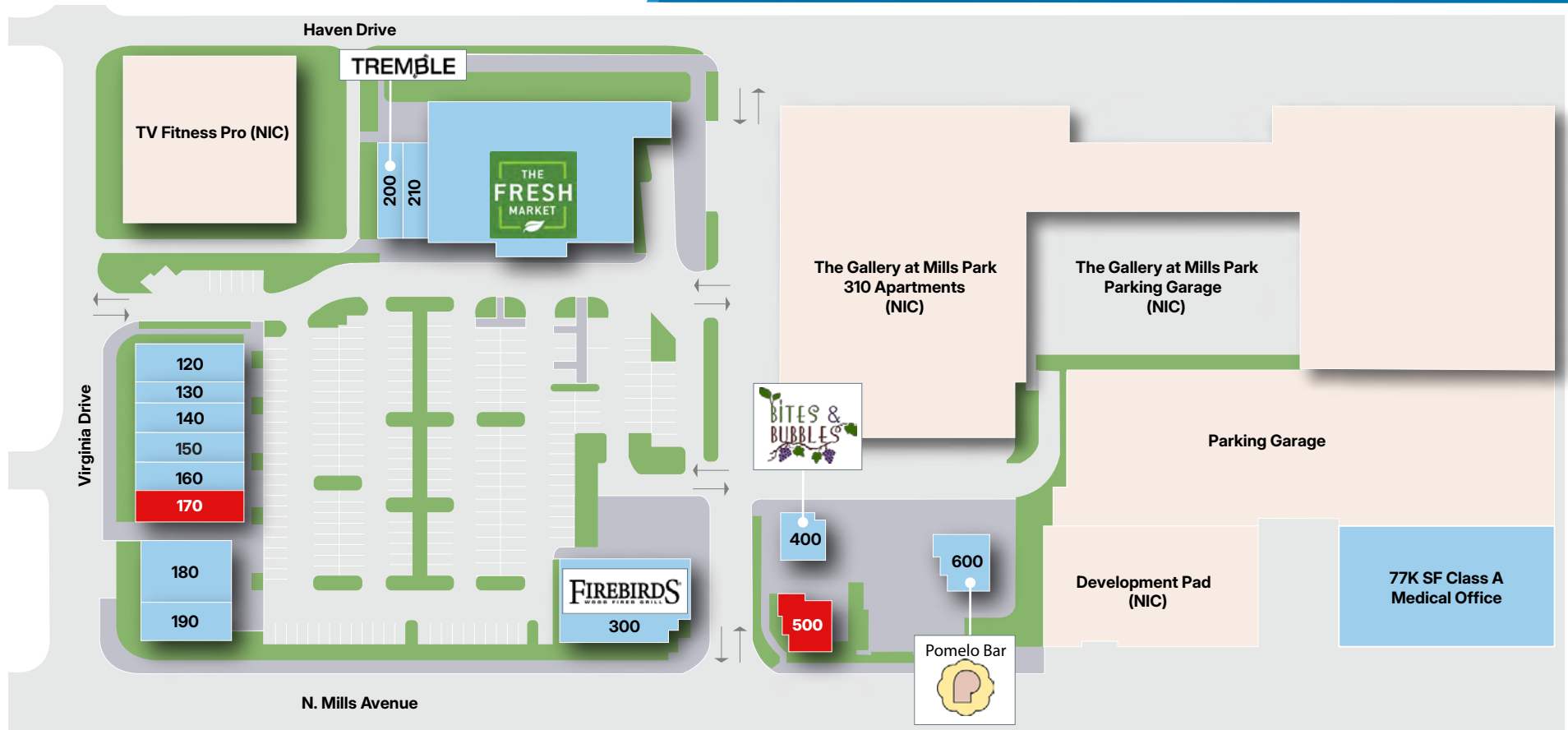
TREMBLE



DEMOGRAPHICS (3 MI)







TENANT ROSTER					
Unit #	Tenant	SF	Unit #	Tenant	SF
120	Key Pharmacy	1,800	200	Tremble Pilates	1,461
130	Banfield Pet Hospital	2,568	210	Lavish Nails	1,573
140	Quest Diagnostics	1,935	220	The Fresh Market	20,330
150	Aveda Salon	1,935	300	Firebirds of Orlando	7,400
160	Pure Barre Mills Park	1,865	400	Bites & Bubbles	2,200
170	AVAILABLE RESTAURANT	2,500	500	AVAILABLE 2ND GEN	2,200
180	First Watch - The Daytime Cafe	3,458	600	Pomelo Bar	1,600
190	PNC Bank	2,732			



pure barre
Banfield PET HOSPITAL **AVEDA**

THE FRESH MARKET
TREMBLE

THE GALLERY AT MILLS PARK
310 Apartments

FIREBIRDS
WOOD FIRED GRILL

ADDITIONAL PARKING

77K SF MEDICAL OFFICE BUILDING

FIRST WATCH
THE DAYTIME CAFE **PNC**

AVAILABLE UNIT 500

AVAILABLE UNIT 170

VIRGINIA DR
12,100 AADT

N. MILLS AVE
26,500 AADT

Advent Health
CAMPUS
(2,247 BEDS)

WINTER PARK
(8 MINUTE DRIVE)

AVAILABLE
UNIT 500

AVAILABLE
UNIT 170

26,500 AADT
N. MILLS AVE

VIRGINIA DR 12,100 AADT





DOWNTOWN ORLANDO
(5 MINUTE DRIVE)

**LAKE HIGHLAND
PREPARATORY SCHOOL**
(1,900 STUDENTS)

**THE YARD
AT IVANHOE**



**AVAILABLE
UNIT 170**

**AVAILABLE
UNIT 500**

N. MILLS AVE
26,500 AADT



Advent Health
172 acre campus
1,368 beds
8,000 employees

ORLANDO MUSEUM ART

Rose Isle

Winter Park

CVS pharmacy
Wendy's
7-Eleven

Panera BREAD

Orlando Science Center

Walgreens

BETTER SEX
White Wolf

SITE
THE FRESH MARKET
FIRST WATCH THE DAYTIME CAFE
FIREBIRDS WOOD FIRED GRILL
TREMBLE
pure barre

Orlando Outfitters
warrior ONE

east end MARKET
DOMU
DOMU HEARTH Street Co.

CORRINE DR

Audubon Park

Kelly's B3 CAFE

THE GREEK CORNER

The Yard at Ivanhoe

12,200 ADT

CROSSED ORLANDO
Hideaway

ten10

7-Eleven

THE GUESTHOUSE

Tim's wine market

PIG FINCH'S

Colonialtown

Uptown Place
193 Apartments

NORA Downtown
246 Apartments

E COLONIAL DR

CVS pharmacy

TARGET

Colonial Plaza Mall

