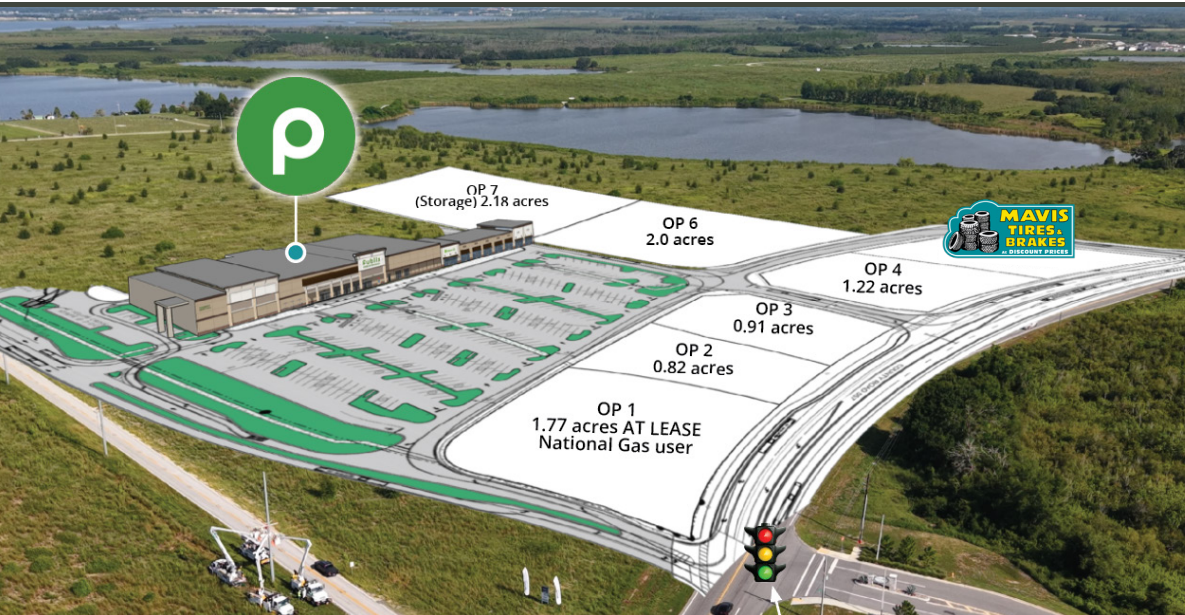


LAKE ALFRED SQUARE

Co Rd 557 & Old Lake Alfred Rd | Lake Alfred, FL 33850

FOR LEASE



PROPERTY OVERVIEW

- » **AVAILABLE:** Space starting from 1,400 SF | 7,000 SF of total new retail space
- » **Delivery Timing:** ~Q3 2027
- » Anchored by Publix
- » Surrounded by new and actively selling lakefront residential communities
- » Located near a variety of 55+ communities, including private neighborhoods, resort-style living, and land lease options



DEMOGRAPHICS

	3 Mile	5 Mile	Polk County
Population	14,331	59,943	847,726
Households	5,324	23,042	321,650
Avg. HH Income	\$95,480	\$96,425	\$96,865

TRAFFIC COUNTS AADT

Co Rd 557	27,497 AADT
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LICENSED REAL ESTATE BROKER
BROKER OF RECORD: DARRON KATTAN, #BK3256503
DARRON.KATTAN@FRANKLINST.COM

ALEX WRIGHT
MANAGING DIRECTOR

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TENANT	SF
PUBLIX LIQUORS	2,100 SF
AVALON NAILS	2,800 SF
GREAT CLIPS	1,050 SF
AVAILABLE	1,400 SF
DOMINO'S	1,150 SF
AVAILABLE	3,400 SF (DEMISABLE)

TENANT	ACRES
NATIONAL GAS USER	1.77 ACRES
AVAILABLE	0.82 ACRES
AVAILABLE	0.91 ACRES
AVAILABLE	1.22 ACRES
MAVIS DISCOUNT TIRE	0.94 ACRES
AVAILABLE	2.0 ACRES
AVAILABLE	2.18 ACRES





LAKE ALFRED SQUARE | Co Rd 557 & Old Lake Alfred Rd

MARKET AERIAL

