



# Gaitway Plaza

2701 SW College Rd  
Ocala, FL 34474

WASHINGTON  
PRIME GROUP



## Retail space available

- 180,512 s.f. shopping center anchored by Ross, TJ Maxx, Golf Galaxy and Michaels with many more national and regional tenants.
- Located at the lighted intersection of College Road/SR-200 (37,000 VPD) and SW 27th Ave (18,800 VPD).
- Well positioned just north of I-75 (100,500 VPD) with multiple points of ingress and egress.
- Just north of the College of Central Florida Ocala Campus with 8,358 students.

## Key Tenants



## Contact

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# Suites Available

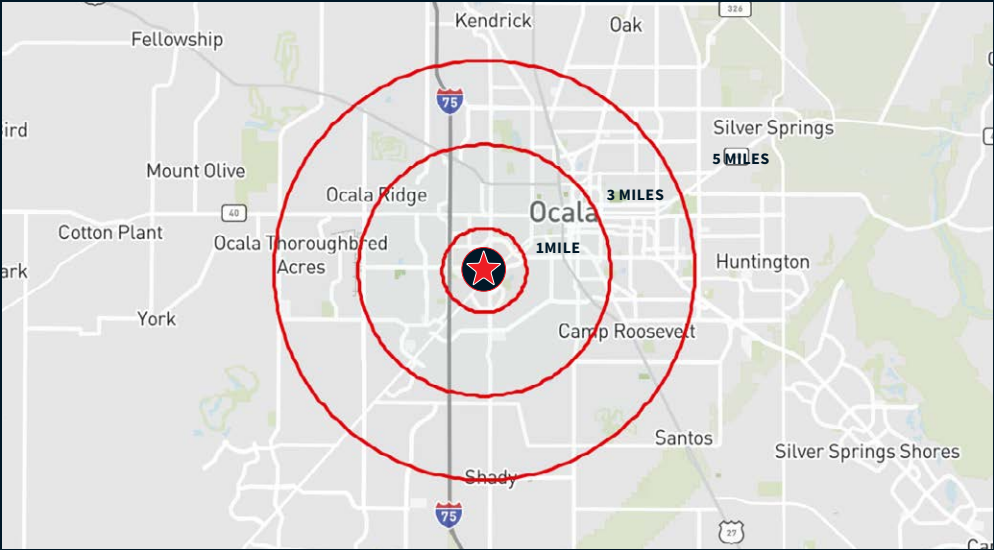
■ AVAILABLE  
■ LEASED

Click to View Virtual Tour if Available

| SUITE | TENANT                | SF     | SUITE | TENANT                      | SF     | SUITE | TENANT              | SF     |
|-------|-----------------------|--------|-------|-----------------------------|--------|-------|---------------------|--------|
| A01   | Available             | 1,328  | B10   | Hungry Howies               | 1,547  | C08B  | Ana's Eyebrows      | 677    |
| A02A  | Five Guys             | 2,760  | B11   | Five Below                  | 8,512  | LL02  | The Vitamin Shoppe  | 4,919  |
| A04   | Lenscrafters          | 4,092  | B12   | Fresenius Kidney Care Ocala | 12,377 | XD    | TJ Maxx             | 24,480 |
| A07   | The Joint             | 1,364  | B15   | Available                   | 10,825 | XE    | Available           | 26,920 |
| A08   | Firehouse Subs        | 1,380  | C01   | Sally Beauty Supply         | 1,875  | XF    | Michaels            | 20,726 |
| A09   | Cold Stone Creamery   | 1,276  | C03   | Carter's / Osh Kosh         | 5,512  | XG    | Ross Dress For Less | 30,187 |
| A10   | Alterations           | 792    | C04   | Massage Envy                | 2,388  | XH    | Golf Galaxy         | 20,000 |
| A11   | Hair Cuttery          | 863    | C05   | Ocala Spa                   | 3,200  |       |                     |        |
| B03A  | Coming Available 2029 | 3,255  | C06   | All Nail & Spa              | 1,600  |       |                     |        |
| B03B  | Coming Available 2026 | 2,855  | C07A  | Magnolia Soap & Bath Co     | 1,800  |       |                     |        |
| B05B  | Rainbow               | 8,530  | C07B  | Leslie's Pool Supplies      | 3,193  |       |                     |        |
| B06B  | Dollar Tree           | 10,205 | C08A  | Tenant                      | 759    |       |                     |        |

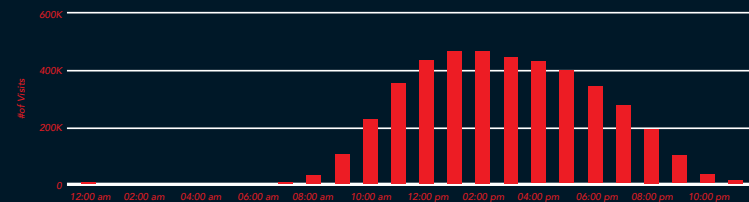
# Demographics

| POPULATION    |          |  |
|---------------|----------|--|
| 1 MI.         | 5,120    |  |
| 3 MI.         | 35,950   |  |
| 5 MI.         | 81,608   |  |
| HOUSEHOLDS    |          |  |
| 1 MI.         | 2,254    |  |
| 3 MI.         | 14,287   |  |
| 5 MI.         | 33,850   |  |
| AVG HH INCOME |          |  |
| 1 MI.         | \$63,725 |  |
| 3 MI.         | \$79,456 |  |
| 5 MI.         | \$86,182 |  |
| BUSINESSES    |          |  |
| 1 MI.         | 921      |  |
| 3 MI.         | 3,350    |  |
| 5 MI.         | 6,004    |  |
| EMPLOYEES     |          |  |
| 1 MI.         | 16,160   |  |
| 3 MI.         | 46,515   |  |
| 5 MI.         | 89,138   |  |



## Hourly Visits

Gaitway Plaza  
2701 SW College Ave., Ocala, FL 34474



## AVG. LENGTH-OF-STAY/VISIT

47 MINS

## EST. # OF CUSTOMERS ANNUALLY

564.5K

## EST. # OF VISIT ANNUALLY

2.8M





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