

# Retail for lease



81 Alafaya Woods Blvd  
Oviedo, Florida 32765



ALEXANDRIA BLVD

434 ALAFAYA TRAIL

ALAFAYA WOODS BLVD





## Retail space available in Alafaya Square

- » 175,997 GLA power center located directly on Alafaya Trail, a main roadway in the UCF and greater Oviedo corridors
- » Anchored by Publix, Planet Fitness and so many more
- » Pylon sign space available for future tenants, allowing for advantageous visibility along the well-traveled Alafaya Trail
- » Major visitor growth projections of +11.7 percent YoY as the center continues its market dominance (Source: Placer.ai)
- » Alafaya Trail and Alafaya Woods Blvd witness an average of 46,000 and 43,000 vehicles daily, respectively, for ideal visibility on its two lighted intersections
- » Three miles north of UCF, with a reported 70,674 students and 13,708 university employees (Source: UCF.edu)
- » Oviedo is a well-established and affluent suburb of Orlando, with strategic positioning on two high-traffic thoroughfares
- » Family-oriented community with steady population growth over the past decade and is one of Central Florida's wealthiest demographics

## Highlighted tenants:



# Suites Available

■ AVAILABLE  
■ LEASED

360° Click to View Virtual Tour

SUITE	TENANT	SF	SUITE	TENANT	SF	SUITE	TENANT	SF
A0A	My Salon Suite	5,500	B0F	StretchLab	1,600	E0D	Arcade Monsters	6,400
A0D	Aqua Tots	2,750	B0G	MamaBare Sugaring Studio	1,600	E0G	Yao's	3,200
A0E	Aqua Tots	2,750	B0H	Keller Williams Realty	1,600	E0H	Teapioca Lounge	1,600
A0F	Renoja	2,000	B0K	Keller Williams Realty	8,636	E0K	IHOP	4,800
A0G	Postal Annex	1,200	C0E	Knights Barbershop	1,338	ROA	Zaza New Cuban Diner	2,000
A0H	Breaking Barre	1,600	C0F	Jackson Hewitt Tax	1,062	ROB	Lactation Station	1,465
A0J	Cold Stone Creamery	1,600	C0G	Unique Nails	1,200	ROC	Club Pilates	1,825
A0K	Winning Smiles Orthodontics	1,575	C0H	Available	1,600	ROD	Jeff's Bagel Run	1,200
A0R	Publix	56,000	C0J	Available	1,600	ROE	Dr. Riano, DMD	2,300
B0A	Publix Liquors	3,000	C0K	Gino's Pizza	3,200	FOA	CycleBar	2,398
B0C	Massage Envy	2,200	DOA	Frogger's Oyster Bar	7,143	FOB	Available	2,420
B0D	GNC	1,600	DOH	Couture Med Spa	2,400	FOC	Burn Bootcamp	4,108
B0E	Aloha Hawaiian Kitchen	1,600	DOJ	Planet Fitness	18,100	FOF	Pho Hoang Minh	1,793





# Demographics

## POPULATION

1 MI.	12,248
3 MI.	68,273
5 MI.	163,691

## HOUSEHOLDS

1 MI.	4,554
3 MI.	23,126
5 MI.	54,546

## AVERAGE HH INCOME

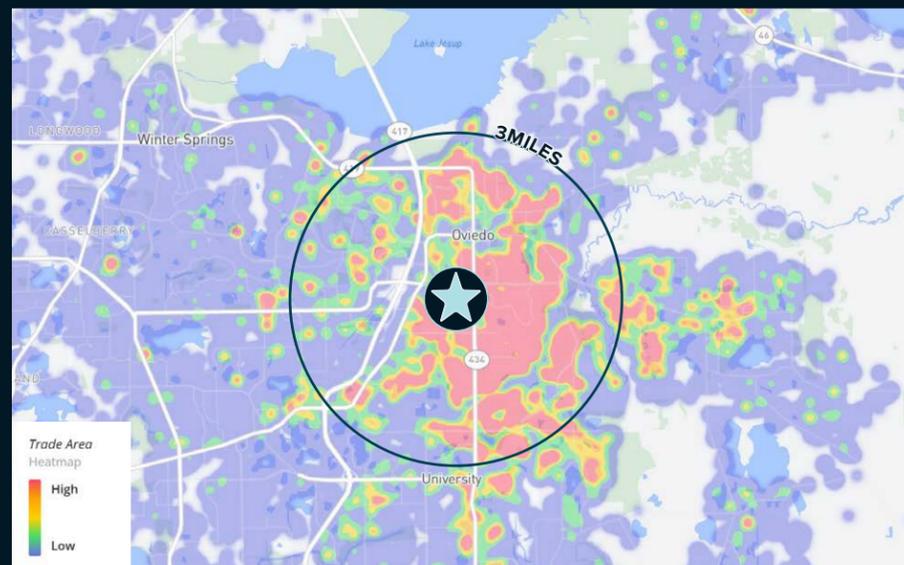
1 MI.	\$128,934
3 MI.	\$135,402
5 MI.	\$128,639

## BUSINESSES

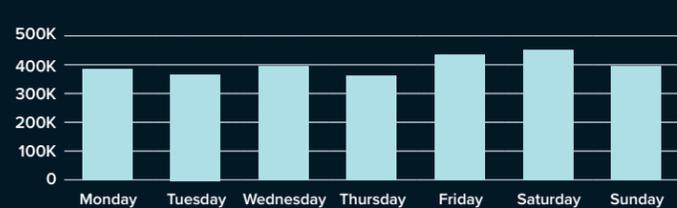
1 MI.	655
3 MI.	2,493
5 MI.	5,022

## EMPLOYEES

1 MI.	5,954
3 MI.	22,547
5 MI.	70,655



## DAILY VISITS



AVG. LENGTH-OF-STAY/VISIT

**48 MINS**

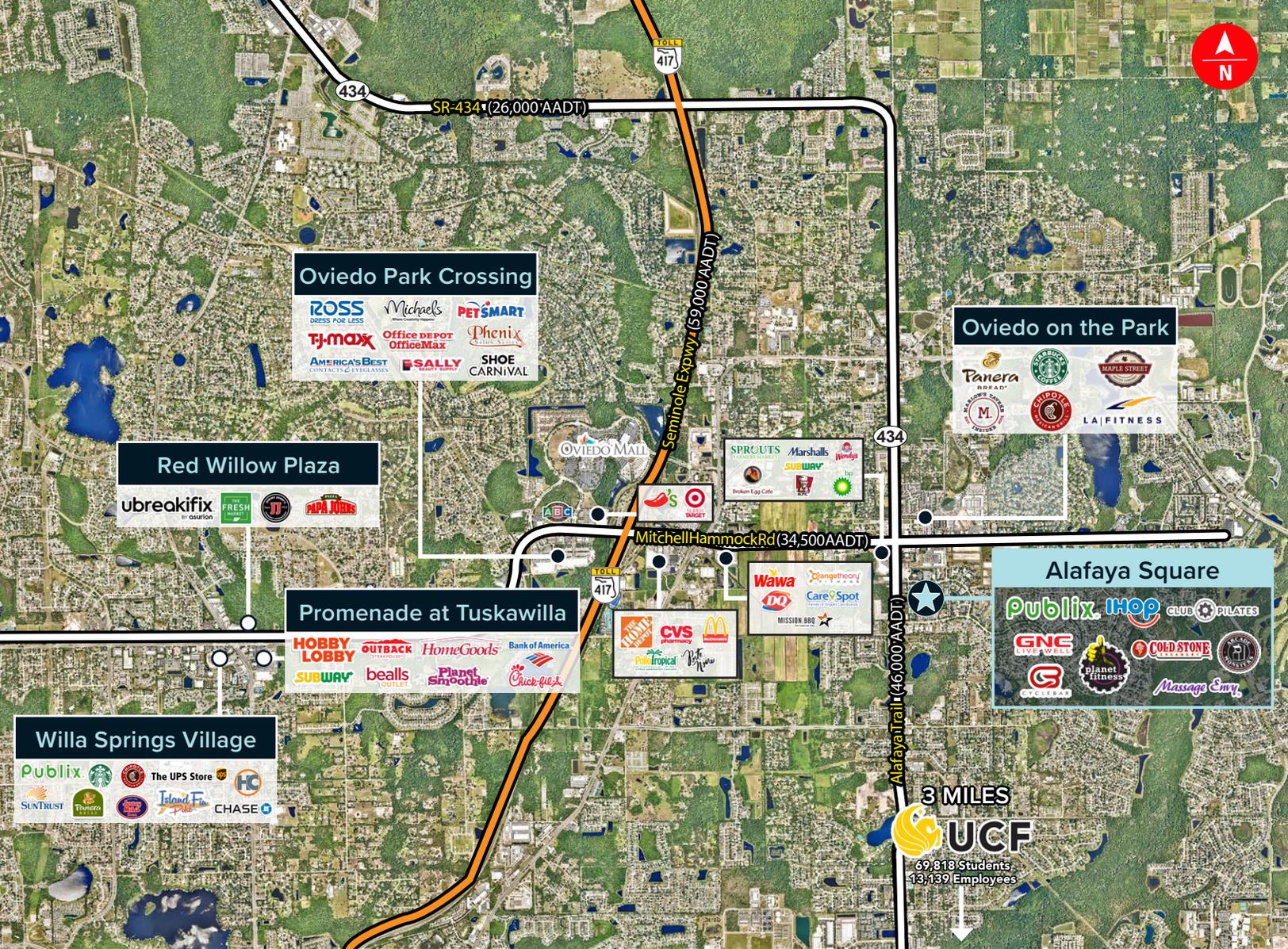
EST. # OF CUSTOMERS YEARLY

**397.2K**

EST. # OF VISITS YEARLY

**2.8M**



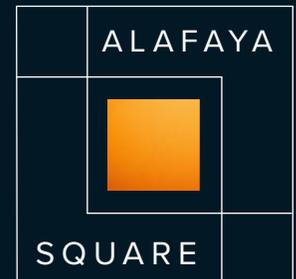


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