



 **JLL** SEE A BRIGHTER WAY

For lease

Tri-Cities Shopping Plaza

16860 & 16888 US Hwy 441 • Mount Dora, FL 32757



Fully Leased!

- Located SWC of signalized intersection at US-441 and Eudora Rd
- Three access points, including west bound median cut with decel lane and decel lanes at both east bound entrances on US-441
- Over 2.0 million visits to the center annually, ranking #1 for shopping centers in Mt Dora, Eustis and Leesburg (Placer.AI)
- Nine public schools and 10,000+ students within ±3 miles
- Nearby major retailers: Walmart Supercenter and Super Target
- Community center with 136,864 s.f. GLA

Key Tenants

ROSS
DRESS FOR LESS



DOLLAR TREE

TJ-maxx
HOBBY LOBBY

Leasing
contact:

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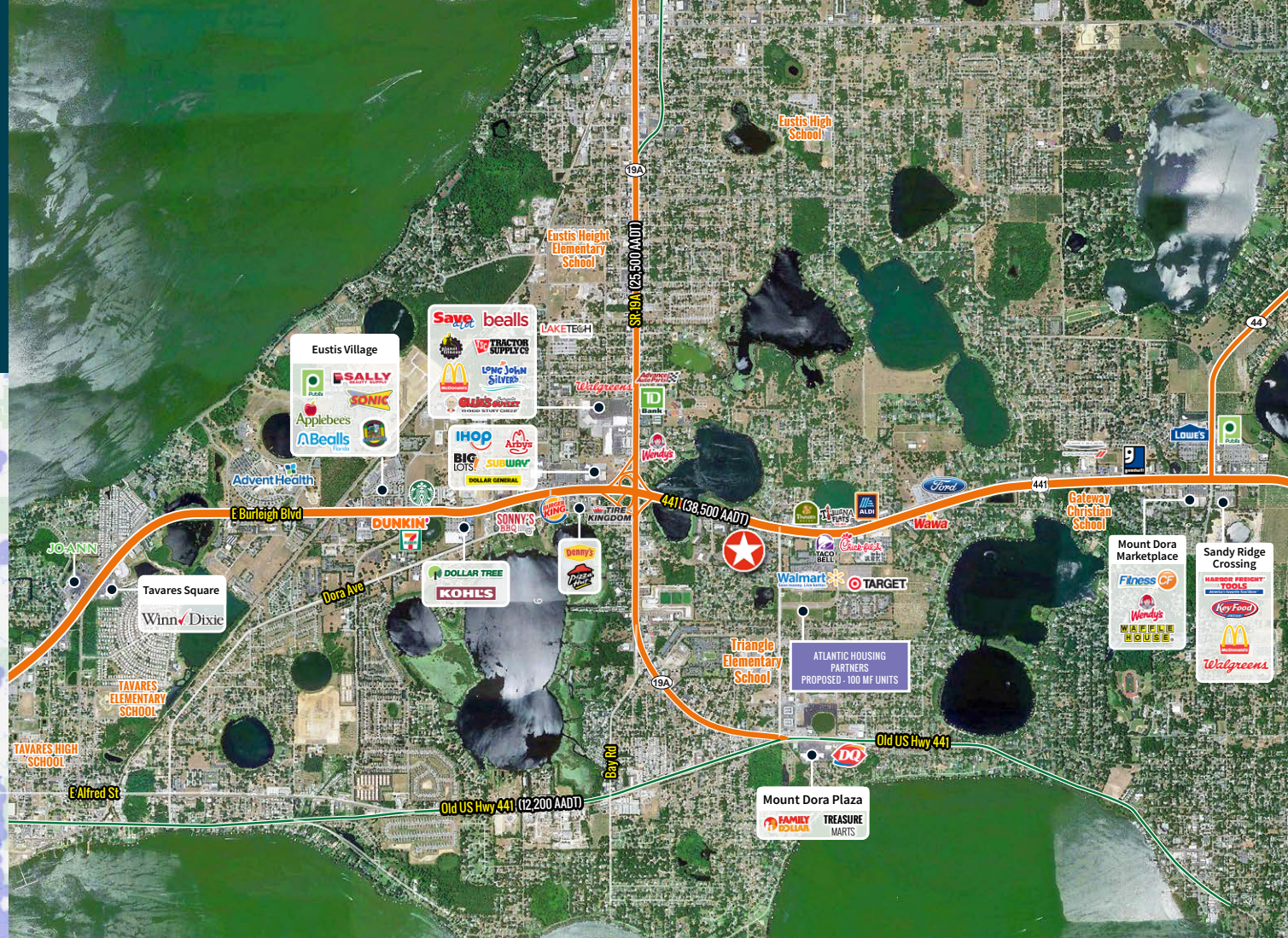
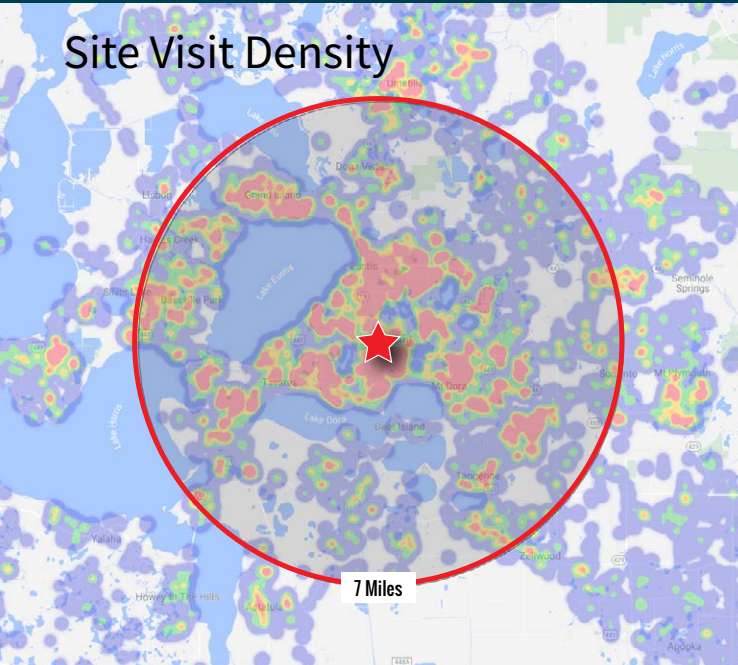
FIRST
NATIONAL BANK
OF MOUNT DORA

Site Plan

Tri-Cities Shopping Plaza

16860 & 16888 US Hwy 441
Mount Dora, FL 32757

Site Visit Density



Seven-Mile Demographics



\$99,647
Average HH
income



117,356
Est. Current
population



110,508
Daytime
Population



50,811
Total
Households

ESRI: 2026



2.0M est. # of annual
Visits



296.5K est. # of annual
Customers



6.82 est. # of annual visits per
Customer

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