



Available

2009 Robie Avenue
Mount Dora, FL 32757

Demographics

5-Mile Demographics (2026)



63,058
POPULATION



\$112,955
AVG HH
INCOME



26,095
HOUSEHOLDS



46.7
MEDIAN AGE



55,467
DAYTIME
POPULATION

Property and Market Highlights:

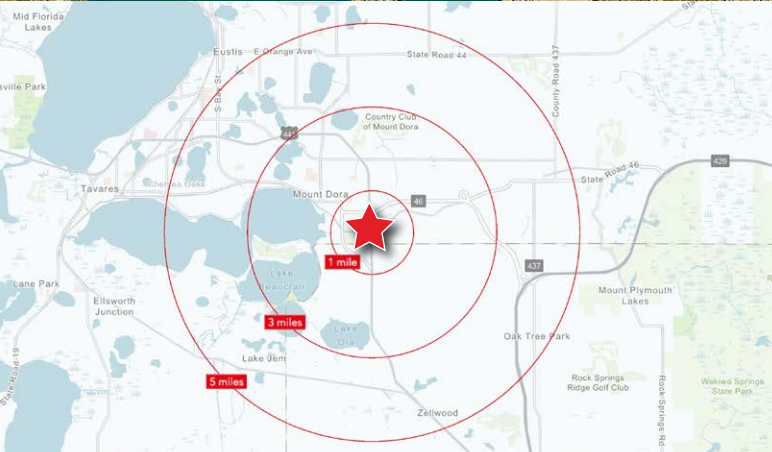
- Ground lease opportunity for a 1.55 a.c. corner lot in Mount Dora's expansion corridor
- Exceptional frontage and visibility along US-441 (39,500 AADT), the area's primary thoroughfare
- Affluent three-mile population demonstrating an average household income of \$112,955 among 10,221 households
- From 2019 to 2024, the three-mile population enjoyed significant growth by 3.36 percent Yo1Y, or 16.8 percent Yo5Y, and will continue to surge year-over-year
- Over 1,386 residential units are currently under development in nearby communities, with additional projects planned for the future
- Minutes from Downtown Mount Dora, an iconic destination known for its festivals, chic boutiques and indie restaurants throughout Central Florida
- Lake County ranks among Florida's 3 fastest-growing counties, with a 23 percent projected growth by 2030 (Source: Lake County Board of County Commissioners)



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Demographics (ESRI 2026)

POPULATION		AVERAGE HH INCOME		
	1 MI.	4,198	1 MI.	\$106,865
	3 MI.	23,758	3 MI.	\$112,988
	5 MI.	63,058	5 MI.	\$112,955
HOUSEHOLDS		MEDIAN AGE		
	1 MI.	1,834	1 MI.	46.2
	3 MI.	10,221	3 MI.	48.4
	5 MI.	26,095	5 MI.	46.7

Contact



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