

RETAIL FOR LEASE

Southway Plaza • 601 Cheney Hwy Titusville, FL 32780



OFFERING SUMMARY

Available SF:	900 - 9,700 SF
Lease Rate:	\$14.00 SF/yr (NNN \$3.30/sf)
Lot Size:	7.1 Acres
Year Built:	1966
Building Size:	26,788 SF
Zoning:	RC
Market:	North Brevard
Submarket:	Titusville
Traffic Count:	20,460

PROPERTY OVERVIEW

Southway Plaza

Join Dollar Tree, Metro PCS, and others on busy Cheney Hwy across the street from Winn Dixie.

LOCATION OVERVIEW

Located directly on Cheney Hwy. (Highway 50, also known as Orlando Rd.) that leads from US 1 in Titusville all the way to Orlando!

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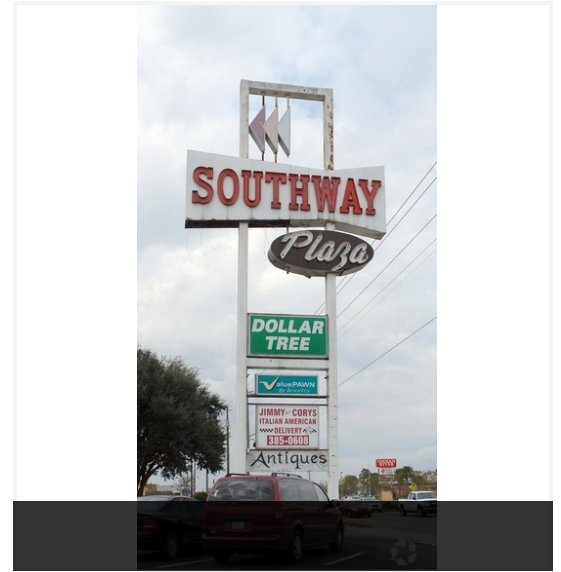
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ADDITIONAL PHOTOS

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Unit 609 - 900sf



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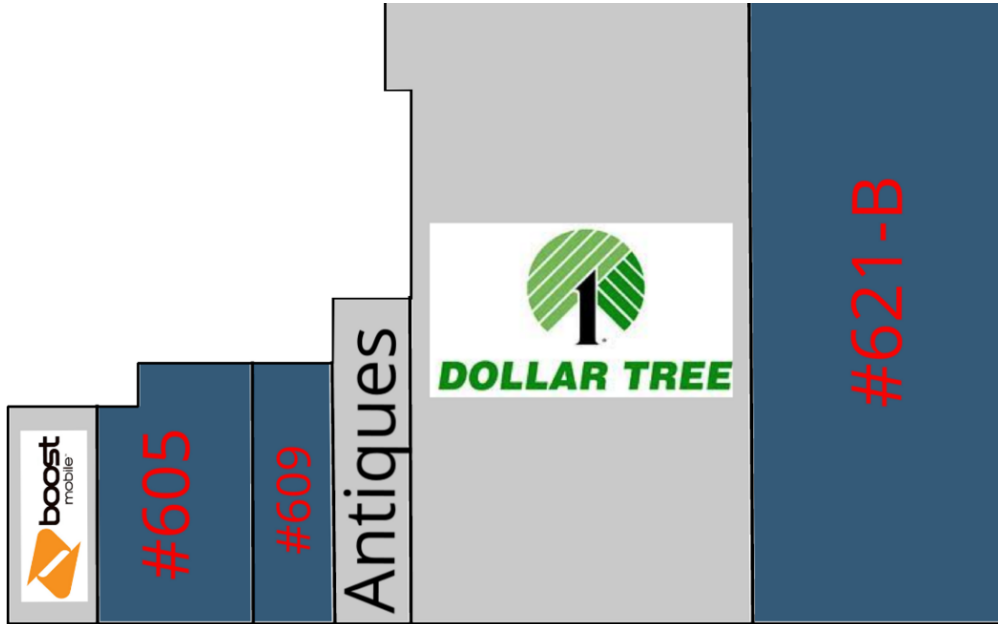
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AVAILABLE SPACES

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LEASE TYPE | NNN \$3.30/sf TOTAL SPACE | 900 - 9,700 SF LEASE TERM | Negotiable LEASE RATE | \$14.00 SF/yr



SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
#605	Available	2,800 SF	NNN \$3.30/sf	\$14.00 SF/yr	Former pet store
#609	Available	900 SF	NNN \$3.30/sf	\$14.00 SF/yr	Former smoke shop
#621-B	Available	9,700 SF	NNN \$3.30/sf	Negotiable	-

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IN NORTH BREVARD **new GROWTH**

ECONOMIC CULTIVATION PAYS OFF



Dots on the map show significant concentrated new growth and an exciting business evolution in space and aerospace, transportation and logistics, precision plastics, satellite communications, automotive restoration parts, marine design and retail expansion.

EMBRAER AERO SEATING TECHNOLOGIES

\$8M | **150** | **2016**
CAPITAL INVESTMENT | NEW JOBS | COMPLETION DATE

BLUE ORIGIN

\$205M | **330** | **2016**
CAPITAL INVESTMENT | NEW JOBS | START DATE

ONEWEB SATELLITES

\$85M | **250** | **2017**
CAPITAL INVESTMENT | NEW JOBS | START DATE

LOCKHEED MARTIN CORPORATION

\$80M | **300** | **2016**
CAPITAL INVESTMENT | NEW JOBS | START DATE

TITUS LANDING RETAIL MALL

\$60M | **800** | **2016**
CAPITAL INVESTMENT | NEW JOBS | START DATE

PORT LOGISTICS CENTER & LNG PLANT

\$260M | **255** | **2016**
CAPITAL INVESTMENT | NEW JOBS | COMPLETION DATE

RUAG SPACE USA

\$2.6M | **20** | **2017**
CAPITAL INVESTMENT | NEW JOBS | COMPLETION DATE

All numbers and dates are approximate



North Brevard on Florida's Space Coast is turning green. New shovels in the ground. Earth turning over. Structures going up. This is the place that launches new technologies and explores space with innovation, dedication and talent.

It's a rapidly evolving economy being cultivated through emerging opportunities and available support. New sprouts. New directions. Growth worthy of note. *Time to take a closer look at North Brevard.*

LAUNCH FROM HERE TITUSVILLE - FL

LAUNCH FROM HERE is a community-forward initiative to help tell the story of Titusville and provide a vital and united way to bring greater attention to its unique accomplishments, places, people and opportunities.



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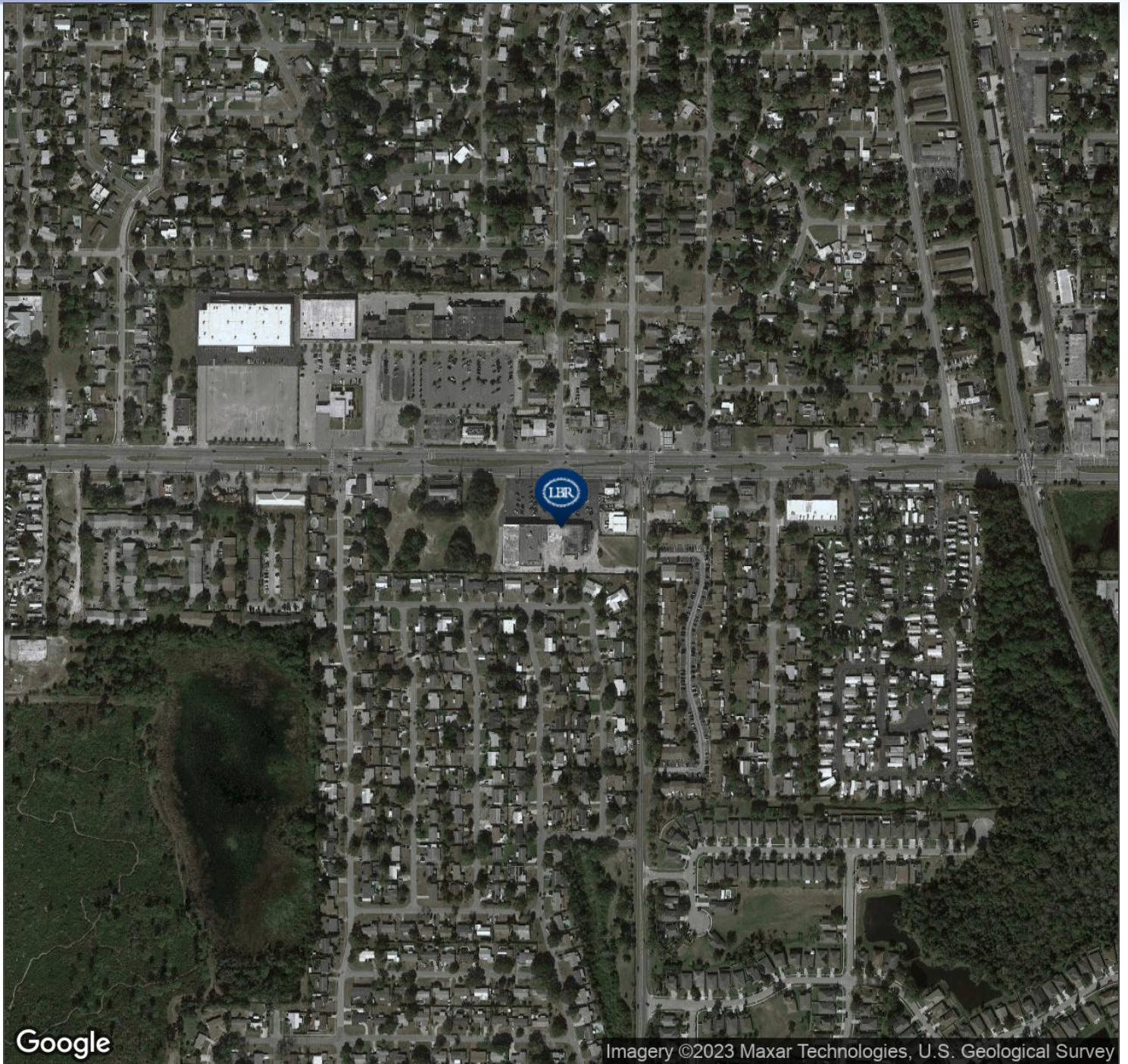
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LAUNCH FROM HERE is a joint endeavor of Titusville Area Chamber of Commerce and Space Coast Office of Tourism.

AERIAL MAP

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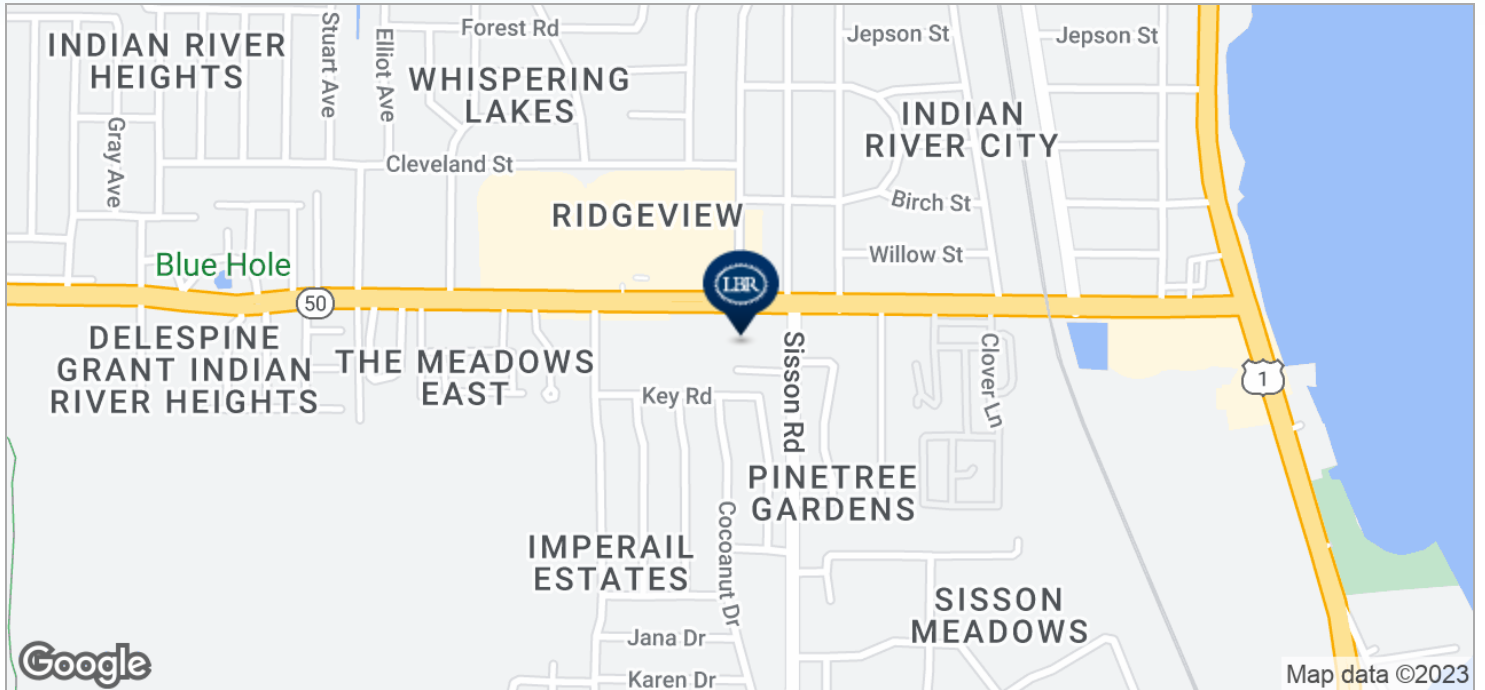
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LOCATION MAPS

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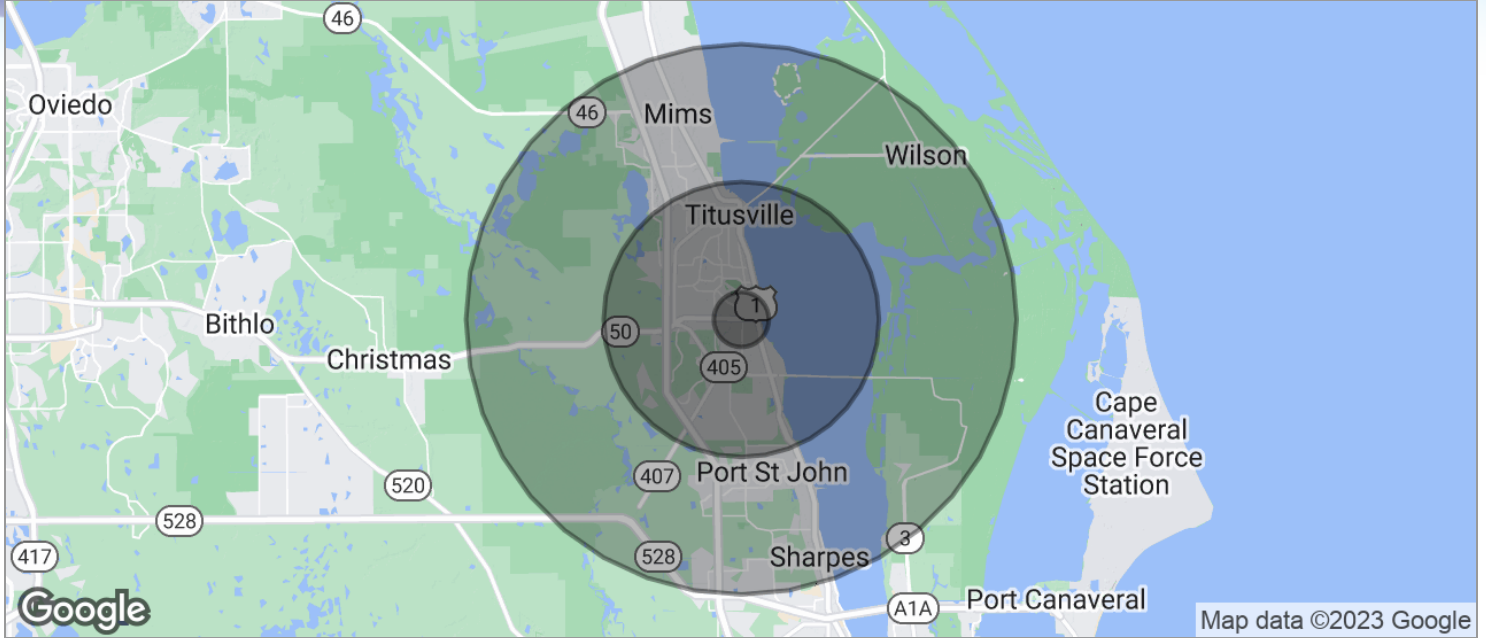
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DEMOGRAPHICS MAP

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POPULATION

	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	5,114	48,500	108,547
MEDIAN AGE	45.3	43.7	42.5
MEDIAN AGE (MALE)	44.3	42.8	41.3
MEDIAN AGE (FEMALE)	46.5	44.7	43.9

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	2,249	20,223	42,214
# OF PERSONS PER HH	2.3	2.4	2.6
AVERAGE HH INCOME	\$56,242	\$59,952	\$62,309
AVERAGE HOUSE VALUE	\$235,083	\$221,486	\$212,646

* Demographic data derived from 2020 ACS - US Census

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