

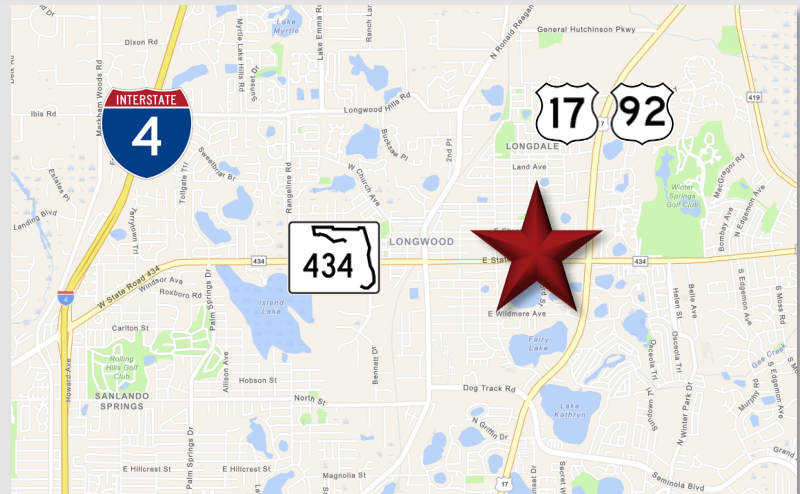
# Shoppes at Village Square

851 E SR 434, Longwood, FL 32750



## LOCATION DETAILS

Located on East State Road 434 with a traffic count of over 23,000 cars per day. Adjacent to Truist Bank and First Baptist Church of Longwood, and directly across from AutoZone Auto Parts. Less than 4 miles from I-4 and in close proximity to major thoroughfares such as US Hwy 17-92 and Ronald Reagan Blvd, offering easy access from all over Central Florida.



## PROPERTY DETAILS

- **+61,200 SF** Retail Plaza
- Major tenants include O'Reilly Auto Parts and Sherwin-Williams Paint Store
- Monument and storefront signage available
- 246 Shared parking spaces
- **900 - 5,400± SF Spaces Available**

### 2022 DEMOGRAPHICS

	1-MILE	3-MILE	5-MILE
Population	10,329	73,192	206,658
Average HH Income	\$73,685	\$90,846	\$102,300
Median HH Income	\$57,311	\$68,553	\$72,935

### CONTACT FOR MORE INFORMATION

**Marie Shorey, CCIM**  
(407) 383-8142  
[marie@palkiper.com](mailto:marie@palkiper.com)

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## AVAILABILITY

Suite #	Size (SF)
142	5,400
152	5,400
164	1,800
172	2,700
176	900
184	1,800
188	1,800
192	900



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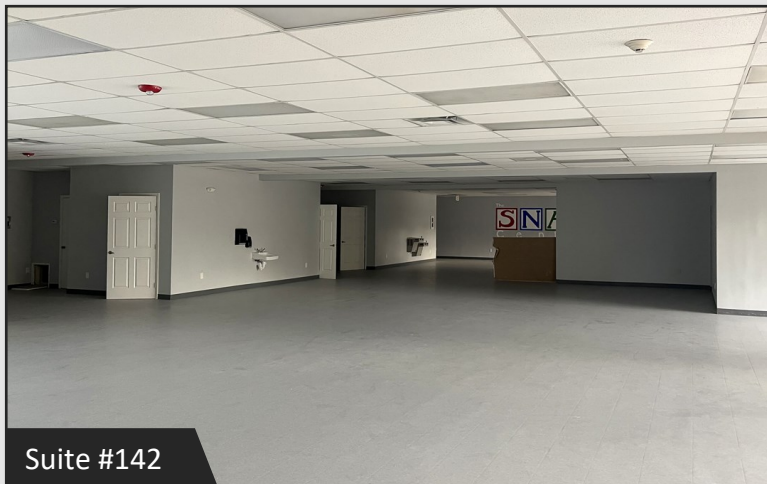
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 **Palkiper**  
Commercial Real Estate Services  
Licensed Real Estate Broker



Suite #142



Suite #142

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Palkiper has made every effort to obtain the information regarding this property from sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental, or other conditions, prior sale, lease or financing or withdrawal without notice.  
Licensed Real Estate Broker.

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Suite #192

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