



## PROPERTY DESCRIPTION

Rare Retail / Restaurant Opportunity | 8,213 SF | Northern Exposure in the Heart of Downtown Winter Garden

Situated at the prominent corner of Plant Street and Lakeview Avenue, the iconic Pounds Building has been a pillar of Winter Garden history since 1926. For over 80 years, it housed Pounds Motor Company, once the largest tractor dealership in the Southeast.

Now, this 1920s landmark is being thoughtfully restored, blending its storied past with a dynamic future — and you can be part of the next chapter.

Available: 8,213 SF of prime, street-level retail or restaurant space with northern exposure — perfect for a standout concept ready to anchor downtown's next era. The current tenant (who owns the building) is relocating upstairs, creating a rare chance to step into this historic, high-visibility corner.

## OFFERING SUMMARY

Lease Rate:	\$55.00 SF/yr (NNN)
Available SF:	8,213 SF
Lot Size:	12,119 SF
Building Size:	18,910 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	340	1,221	3,835
Total Population	832	3,151	10,303
Average HH Income	\$82,243	\$84,770	\$86,408



Amy Calandrino, CCIM, SIOR

CEO/Founding Broker

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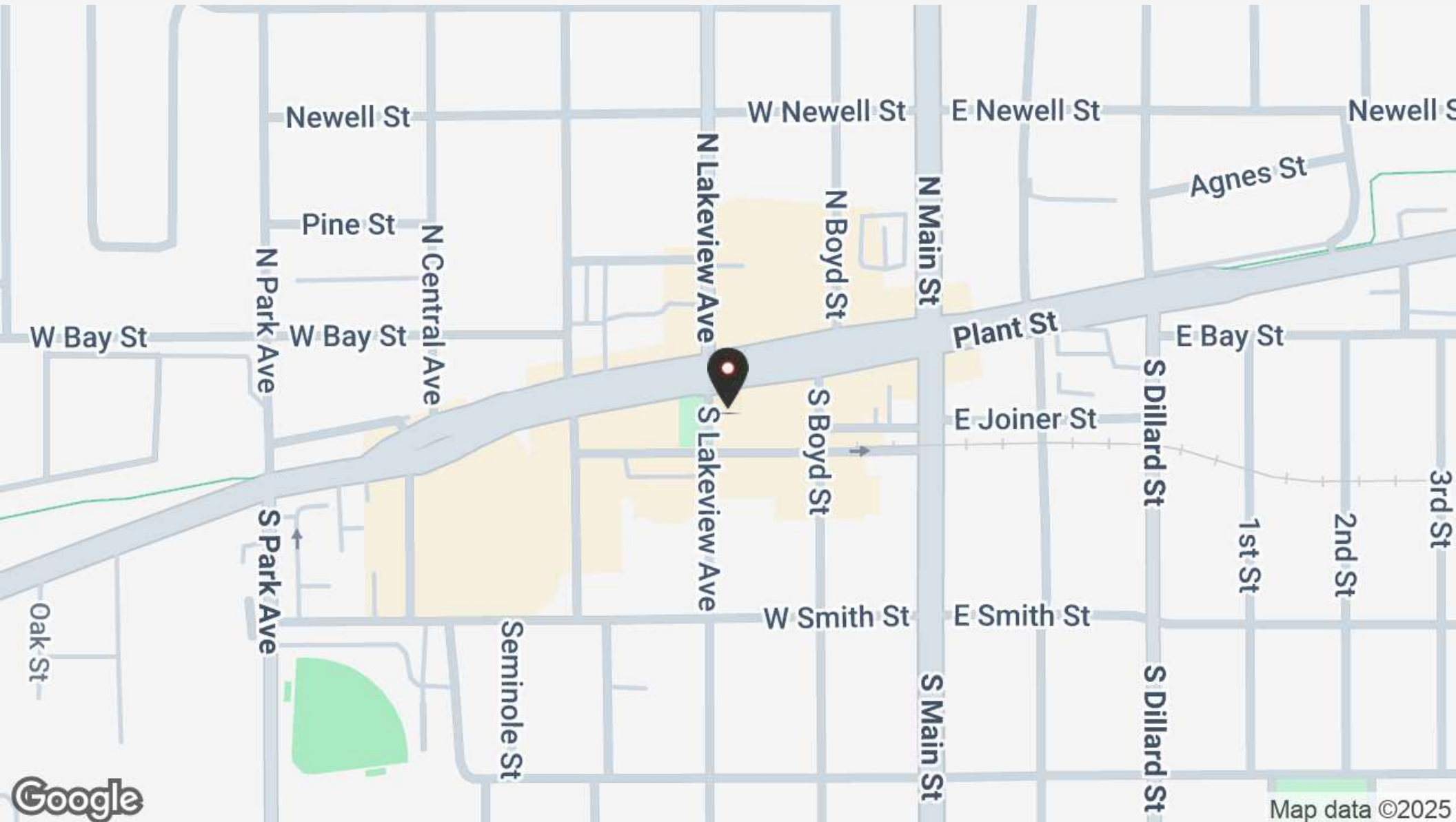
amy@beyondcommercial.com



# 162 W PLANT ST

162 W Plant St  
Winter Garden, FL 34787

RETAIL PROPERTY FOR LEASE



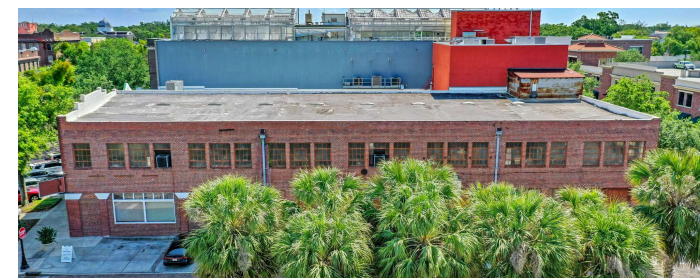
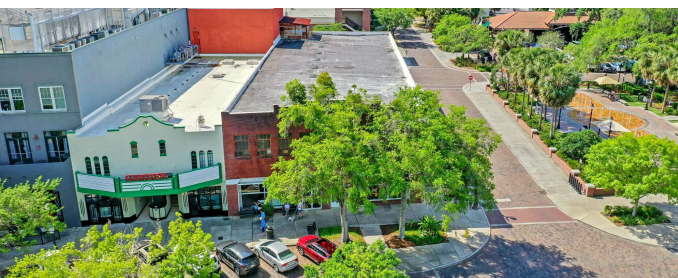
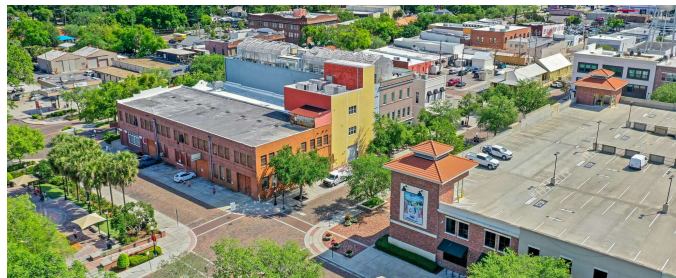
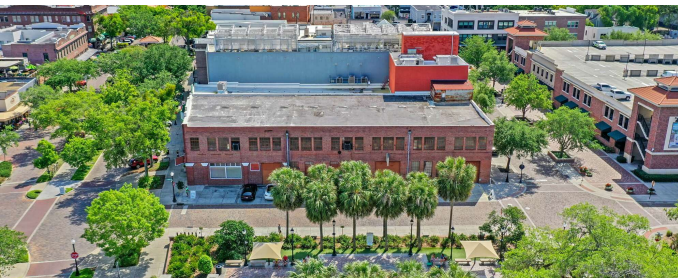
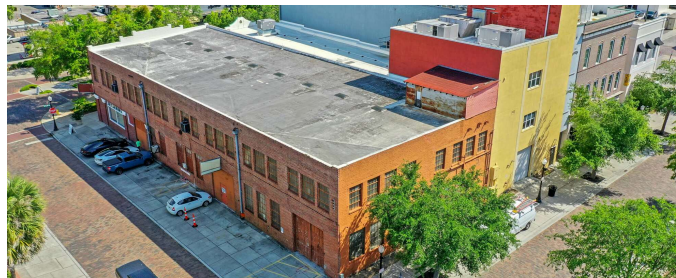
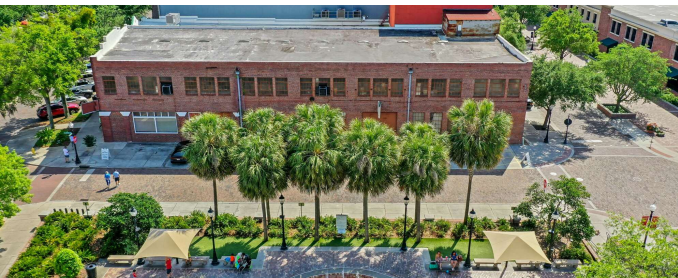
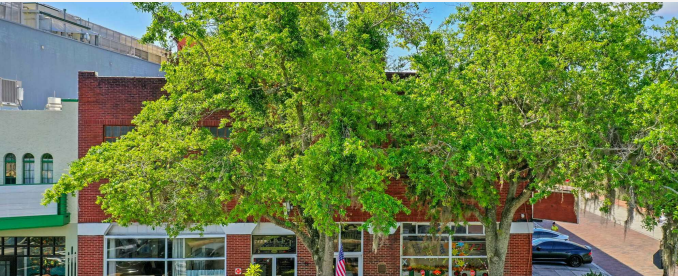
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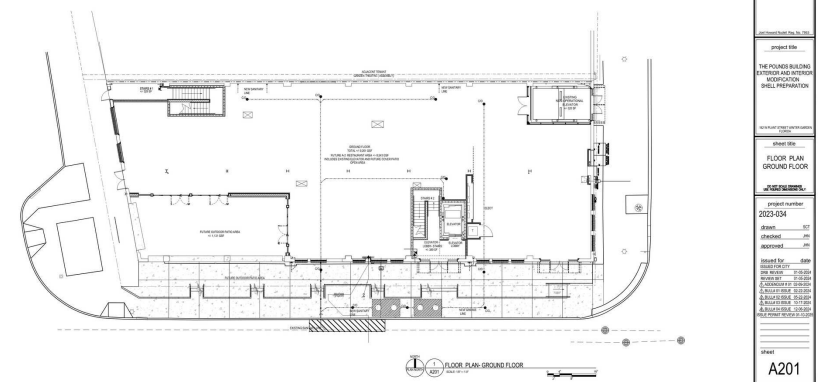
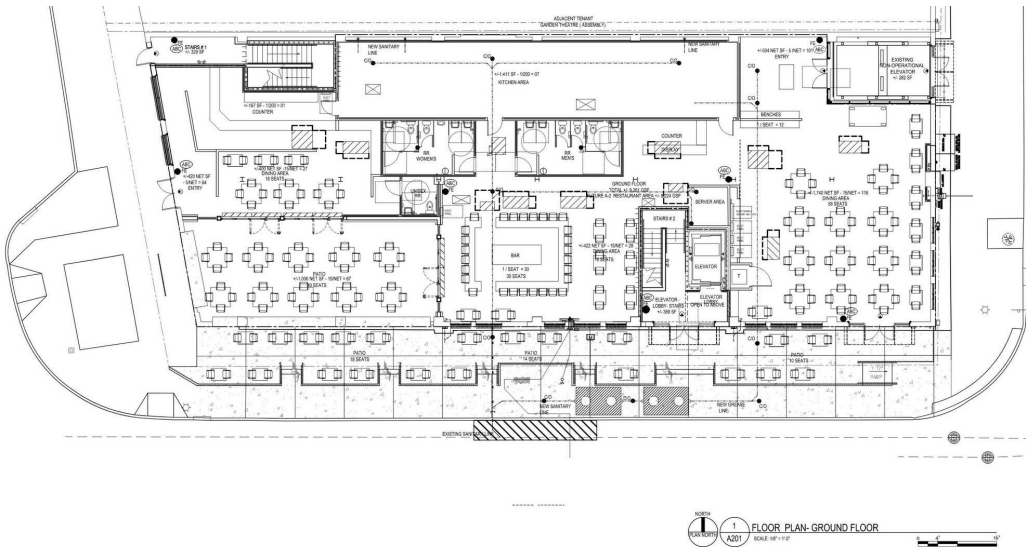
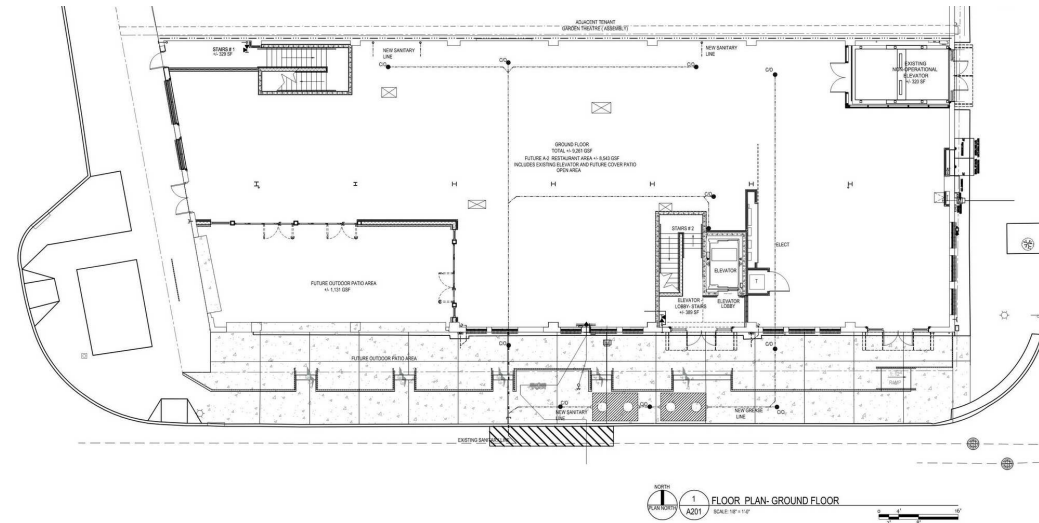
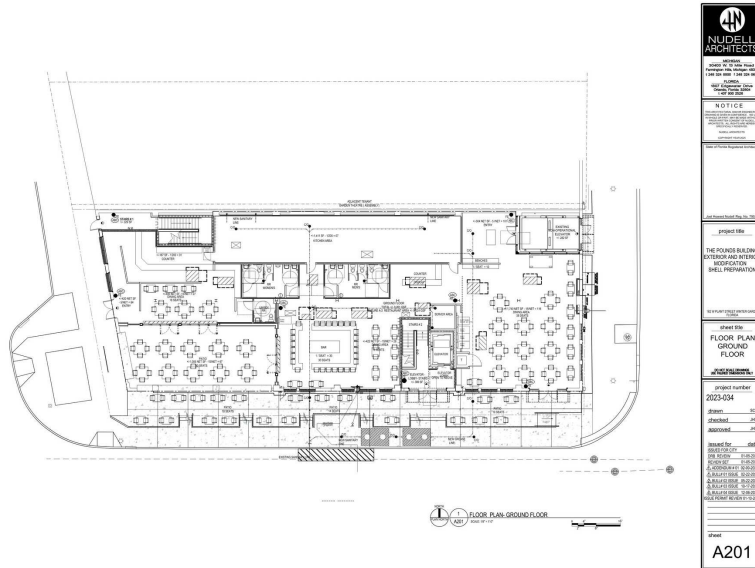
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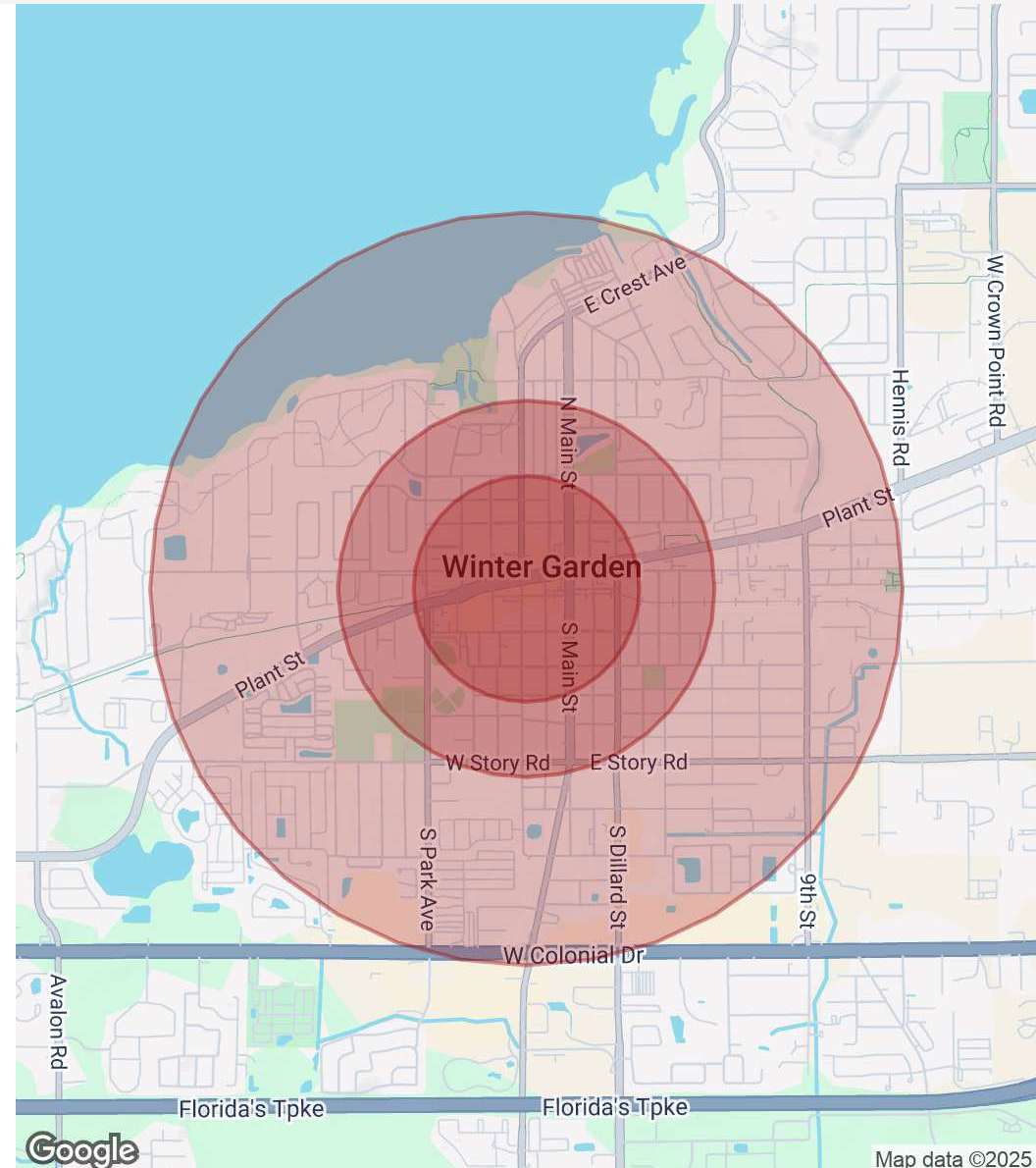
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RETAIL PROPERTY FOR LEASE

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	832	3,151	10,303
Average Age	43	42	42
Average Age (Male)	40	40	41
Average Age (Female)	45	44	44

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	340	1,221	3,835
# of Persons per HH	2.4	2.6	2.7
Average HH Income	\$82,243	\$84,770	\$86,408
Average House Value	\$413,378	\$398,329	\$388,802

Demographics data derived from AlphaMap



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