

CALYPSO COMMONS | BUILDING 2

3262 Vineland Road | Kissimmee, FL



3,450 SF ENDCAP AVAILABLE

HIGHLIGHTS

- 15,000 SF neighborhood center.
- 3,450 SF endcap space available.
- Faces the newly constructed 134,000 SF Sunrise City shopping center with Publix, Ross, TJ Maxx, and other national retailers.
- Adjacent to one of the top grossing Wal-Marts in the Country with shared parking.
- Located at the gateway to the Disney Theme Parks with more than 53M annual visitors.
- Near Storey Lake, one of Lennar's top selling communities in the Country.
- Over 62,800 rental units within 5 miles.
- Currently 13,000 permanent and visiting residents within 1 mile.
- 5,500 homes existing or under development within 1 mile.
- Located at the Northwest corner of Vineland Rd and Poinciana Blvd.



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www.FornessProperties.com | Licensed Real Estate Broker

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Suite	Building 2 Tenants	SF
201	Gift Shop	3,450
202	Time Warp Tattoo	2,064
203	Sabor Brazil	1,200
204	Hookah	1,500
205	The Taco Spot	1,500
206	Pizza & Wings	1,950
207	Available	3,450



Demographics	1 Mile	3 Miles	5 Miles
Population	5,750	41,640	146,592
Seasonal Population	1,944	8,931	19,011
Household Income	\$71,884	\$85,952	\$91,991
Daytime Employees	4,702	29,391	92,507

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adara
411 APTS

Disney's
Magic Kingdom
EPIC
HOLLYWOOD STUDIOS
DISNEY ANIMATION PRESENTS

Falcon's Fire
GOLF CLUB

SITE

Walmart
ONE OF THE TOP 10
GROSSING STORES

Lake Buena Vista
Factory Stores

ROSS petco
DRESS FOR LESS TJ-maxx
five BELOW Famous Footwear
FIRST WATCH MILLER'S ALE HOUSE FIVE GUYS BURGERS and FRIED

LANTOWER SUNRISE
330 APTS

INTEGRA SUNRISE
300 APTS

LUCENT
465 APTS

PRIME
340 APTS

MURPHY
USA

Wawa

Osceola Pkwy 23,000 vpd

Poinciana Blvd 27,000 vpd

Vineland Rd 48,000 vpd

Storey Lake Blvd

altis
356 APTS

LENNAR
STOREY LAKE
2,000 HOMES
& RENTALS

ROSS
DRESS FOR LESS
Burlington

Olive Garden POPEYES TACO BELL

ROCKERS Target chilis ALDI

Walmart

Irlo Bronson Memorial Hwy

192

Target Marshalls SKECHERS

Sam's Club

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