

1 ACRE PAD

FOR GROUND LEASE | BUILD-TO-SUIT

1410 Burleigh Blvd | Tavares, FL

Another Quality Development By:

Michael Collard Properties
"ATTENTION TO RETAIL"®

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HIGHLIGHTS

- **1+ Acre Pad-Ready Site** - Ground lease or build-to-suit. No dirt work needed - ready to break ground.
- **Directly Across from Advent Health Waterman** - 300-bed hospital campus with massive built-in patient & employee traffic.
- **Immediate Medical Synergy** - Adjacent to Advent Health Centra Care, UF Health Primary Care, DaVita Dialysis and additional medical offices.
- **High-Visibility Location** - 53,500 vehicles per day on Burleigh Blvd (US Hwy 441) with signalized access on Mayo Dr. and cross access with other tenants.

Demographics	1 Mile	3 Miles	5 Miles
Population	6,217	34,081	83,676
Average HH Income	\$93,804	\$74,499	\$80,541
Daytime Employees	8,925	26,548	40,024



[View Property Video](#)



MONTE MITCHELL | Monte@FornessProperties.com | 407.988.0073
www.FornessProperties.com | Licensed Real Estate Broker

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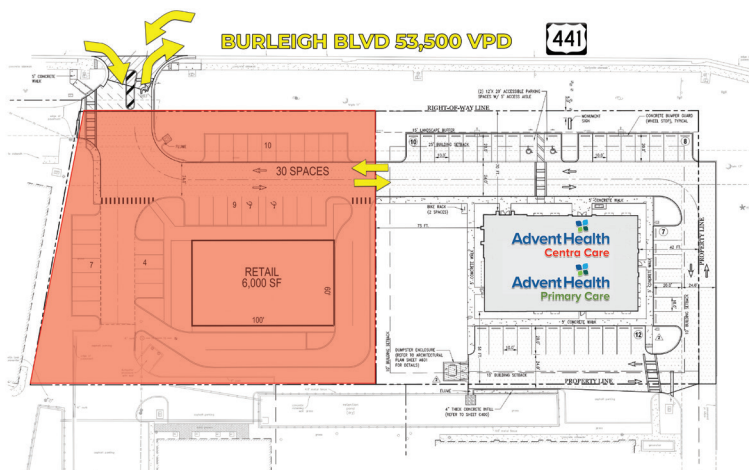
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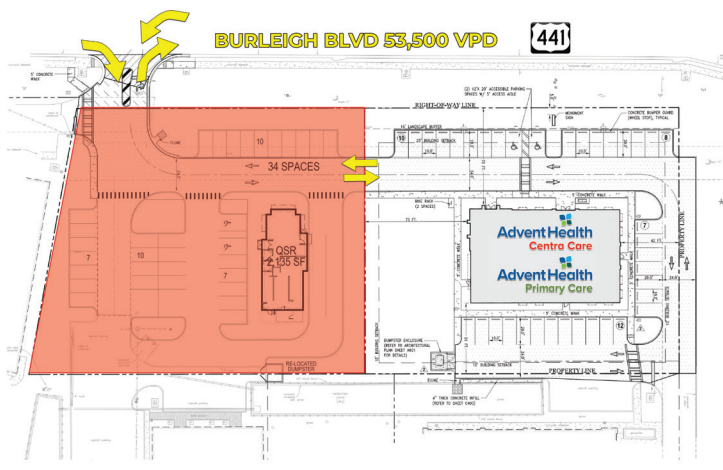
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OPTION 1



OPTION 2



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NEIGHBORING TENANTS

