

FOR LEASE: Palm Center

4226-4331 South Florida Ave. Lakeland, FL 33813



Located on South Florida Ave.,
just 1/2 a mile from the Polk Parkway!

Daily traffic count of 39,500 cars per day with almost
100,000 people within a ten mile radius.

Space Available: 1,378 +/- SF and 10,800 +/- SF
Lease Rate: From \$13.00 SF plus \$2.50 CAM
Traffic Count: 39,500 AADT on South Florida Ave.

For More Information Contact

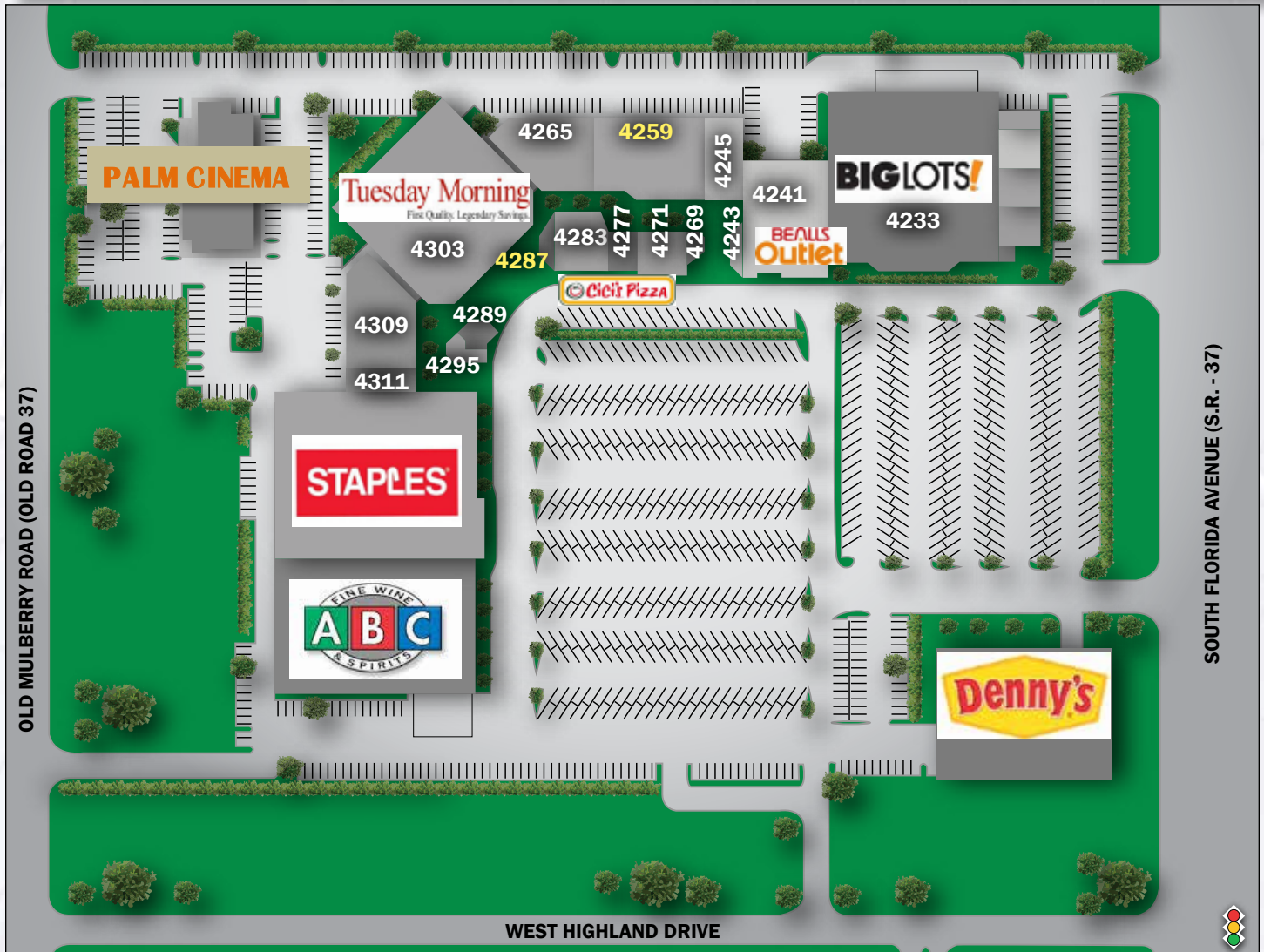
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Floorplan and Tenant Legend

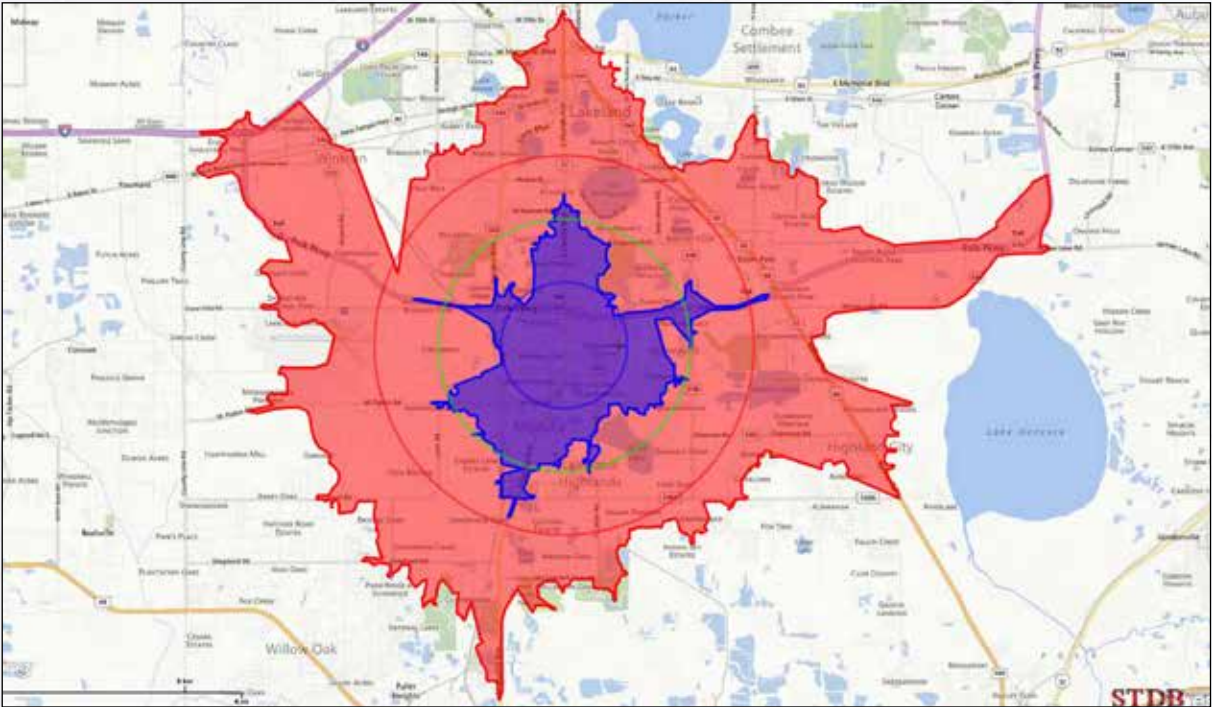


4226	Palm Cinema III	
4233	Big Lots	40,000 SF
4241	Bealls Outlet	13,000 SF
4243	Botanica Elena	750 SF
4245	Gospel Inn	4,066 SF
4259	Available	10,800 SF
4265	Watson Clinic	8,000 SF
4269	Miracle Ear	750 SF
4271	CiCi's Pizza	3,400 SF
4277	Discount Uniform Mall	2,425 SF
4283	Watson Clinic	4,452 SF
4287	Available	1,378 SF
4289	Budget Blinds	1,168 SF
4295	Juice Box Cafe	1,000 SF
4303	Tuesday Morning	30,875 SF
4309	Heart of the Father Ministry	7,942 SF
4311	Brickhouse Cardio	2,000 SF



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Demographics



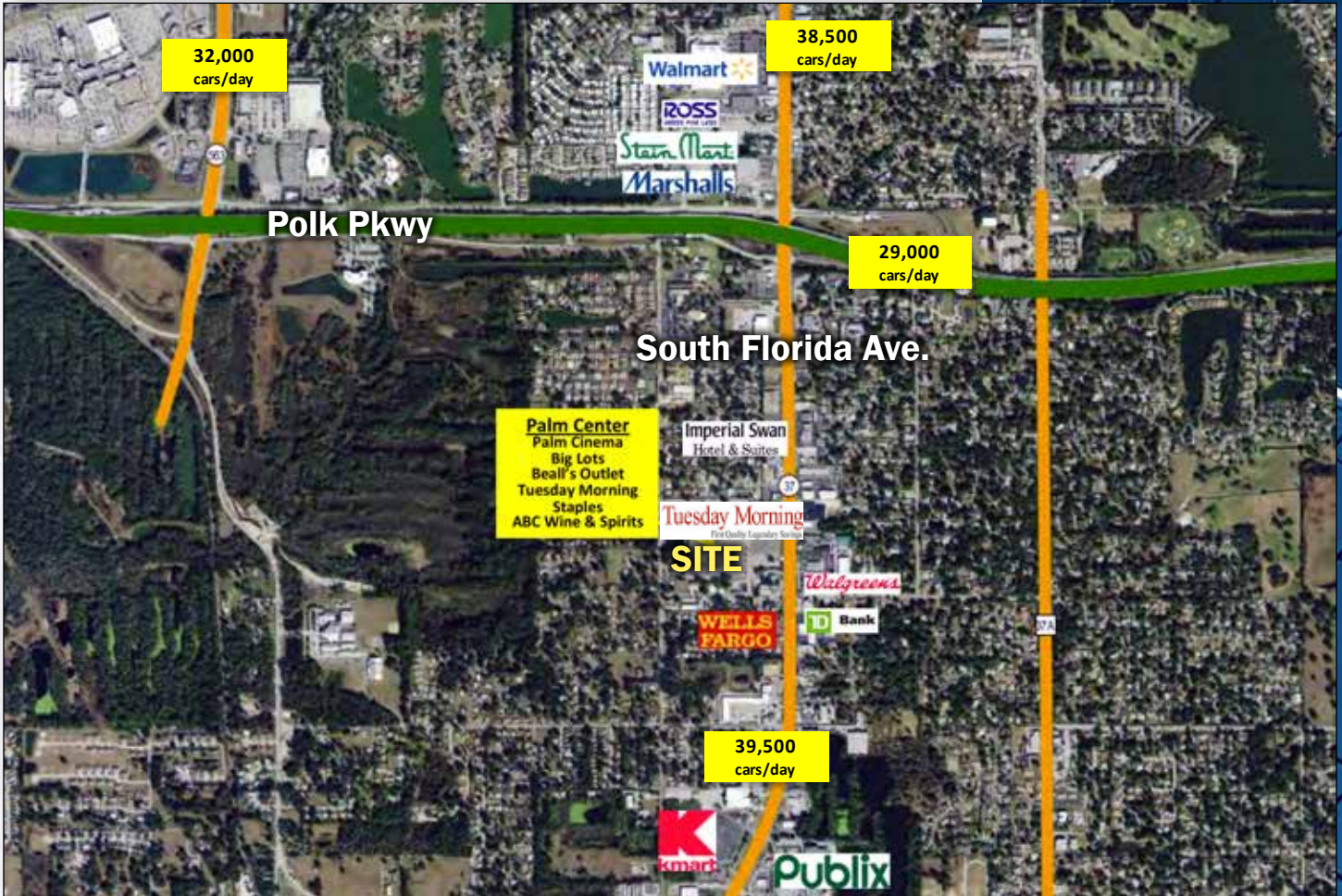
Radius	1 Mile	2 Miles	3 Miles
Population	7,141	27,458	55,875
Households	2,913	11,409	23,351
Average Household Size	2.45	2.40	2.39
Median Age	42.8	42.3	43.0
Median Household Income	\$48,873	\$50,897	\$51,215
Average Household Income	\$70,756	\$69,713	\$73,063
Per Capita Income	\$28,471	\$28,819	\$30,417

Drive Times	5 Min.	10 Min.
Population	17,027	99,091
Households	7,150	37,771
Average Household Size	2.38	2.46
Median Household Income	\$49,123	\$50,510
Average Household Income	\$67,293	\$69,866
Per Capita Income	\$27,750	\$28,187



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