



RETAIL FOR LEASE

Shops at the Grove

3017-3325 Daniels Road | Winter Garden, FL

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Property Highlights

- Shops at the Grove is composed of 130,000 SF in a dominant retail corridor.
- Multiple access points, including two signalized intersections.
- Ideally positioned at the SR-429/CR-535 interchange, with easy access to Florida’s Turnpike.
- The center serves the growing and affluent local communities of Winter Garden and Windermere, and provides a regional draw due to its comprehensive tenant mix.
- Strong surrounding national tenants including: Target, Lowe’s, Marshalls, HomeGoods, Ross, Best Buy, Burlington, Staples, Petsmarket, LA Fitness, Nike, Ulta, and Haverty’s.
- Located adjacent to AdventHealth Winter Garden (opened 2016) and their new seven-story 300,000 SF 100-bed inpatient facility.
- Less than 10 miles from Disney World’s western access along SR-429.



Area Demographics

			
Population	Daytime Population	Average HH Income	Households
3-Mile: 57,505	3-Mile: 54,266	3-Mile: \$162,968	3-Mile: 19,297
5-Mile: 130,170	5-Mile: 118,009	5-Mile: \$159,612	5-Mile: 43,845
7-Mile: 265,960	7-Mile: 217,321	7-Mile: \$151,455	7-Mile: 91,263



Site Plan

Unit	Tenant	Size
301	McDonald's	4,900 SF
302	GNC	1,213 SF
303	Hair Cuttery	1,212 SF
304	LA Nails	1,617 SF
305	Sports Clips	1,622 SF
306	Chipotle	2,392 SF
307	Lash Lounge	1,185 SF
308	Heartland Dental Care	1,994 SF
309	VIP Care	2,649 SF
310	Visionworks	2,728 SF
311	Wells Fargo Bank	4,025 SF
312	American Momentum Bank	3,500 SF
313	Seasons 52	6,800 SF
314	Mattress Firm	4,000 SF
315	Panera Bread	5,360 SF
316	AdventHealth Primary Care+	2,232 SF
317	Little Greek Fresh Grill	1,601 SF
318	Bella Lina Cruz Salon	1,800 SF
319	Lenscrafters	3,000 SF
320	Asian Retreat & Salon	1,632 SF
321	Sally Beauty Supply	1,595 SF
322	Just Salad	2,081 SF
323	Firehouse Subs	1,686 SF
324	Five Guys Burgers and Fries	2,519 SF
325	AT&T Mobility	2,845 SF
326	South Beach Tanning	2,185 SF
327	Verizon Wireless	2,972 SF
328	Bright Now! Dental	3,809 SF
329	European Wax Center	1,013 SF
330	First Watch	3,580 SF
400	Cracker Barrel	10,101 SF
401	Torchy's Tacos	4,589 SF
402	Jersey Mike's Subs	1,651 SF
403	T-Mobile	1,600 SF
404	Cold Stone Creamery	1,520 SF
405	Starbucks Coffee	1,888 SF
408	Chick-fil-A	4,121 SF
409	Panda Express	2,800 SF
410	Chilli's Grill & Bar	5,876 SF
411	Azteca D' Oro	6,900 SF
412	Longhorn Steakhouse	5,570 SF
413	BB&T	4,200 SF





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