

# THE FRESH MARKET

Retail For Lease

## Lake Mary Centre

3697 Lake Emma Rd. | Lake Mary, FL

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### Property Highlights

- 3,250 SF second generation restaurant coming available 02/01/26.
- 1,375 - 6,267 SF of retail available for lease.
- Join Esporta Fitness, The Fresh Market, Ross, Hobby Lobby, Academy Sports, and Office Depot.
- Desirable location with easy access to well established, affluent neighborhoods.
- Approximately 1/4 mile from the I-4 interchange.

### Area Demographics



#### Population

3-Mile: 59,718  
5-Mile: 142,404  
7-Mile: 259,2333



#### Daytime Population

3-Mile: 66,661  
5-Mile: 161,059  
7-Mile: 278,066



#### Average HH Income

3-Mile: \$116,840  
5-Mile: \$96,729  
7-Mile: \$86,177



#### Households

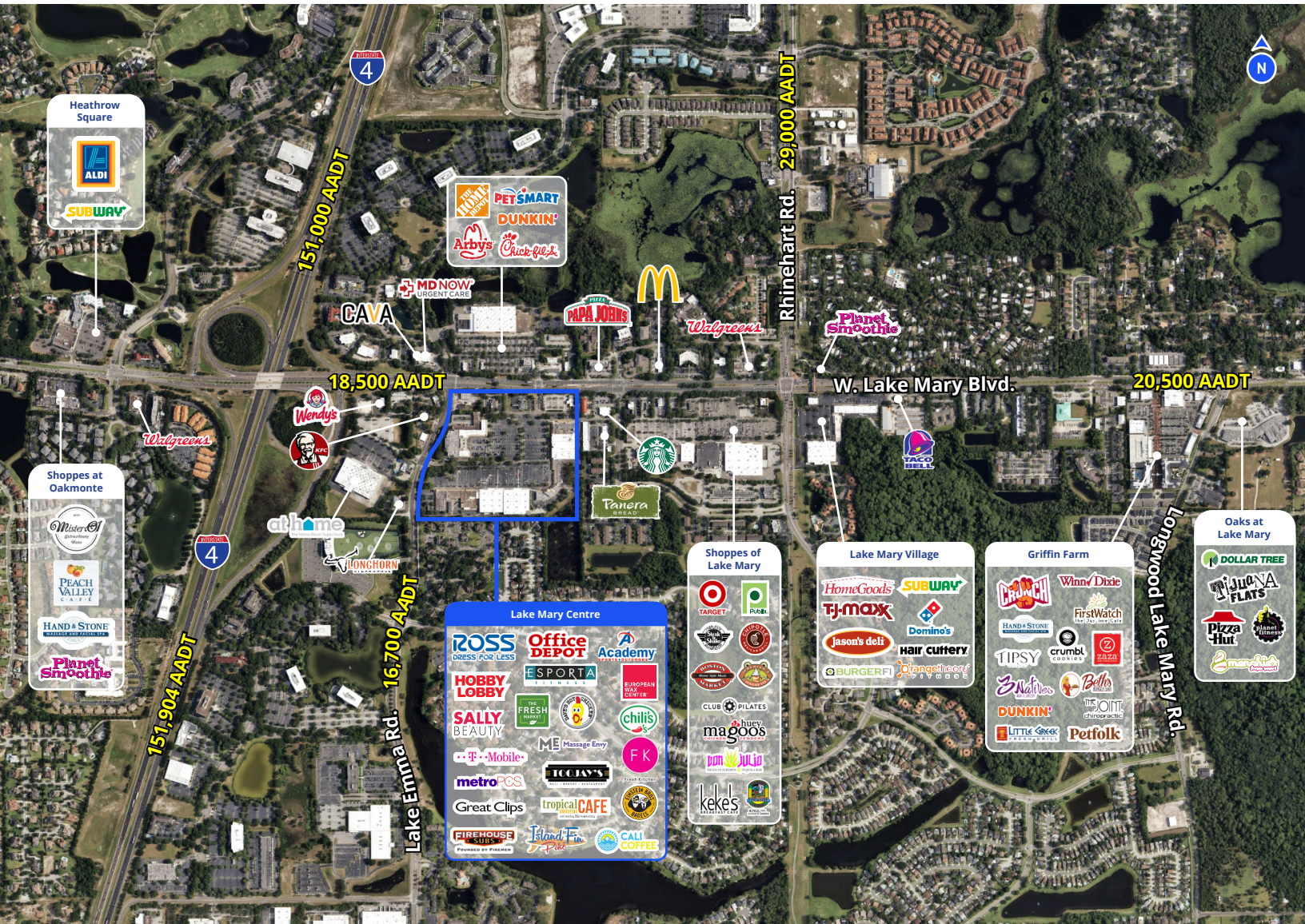
3-Mile: 23,069  
5-Mile: 54,855  
7-Mile: 101,718

# Site Plan

| Unit   | Tenant                       | Size      |
|--------|------------------------------|-----------|
| 0001   | Ross Dress For Less          | 29,115 SF |
| 0001-A | The Fresh Market             | 24,741 SF |
| 0001-B | Pacific Dental               | 4,510 SF  |
| 001    | Esporta Fitness              | 35,712 SF |
| 002    | Bank of America              | 3,900 SF  |
| 01217  | Chili's                      | 5,999 SF  |
| 27     | Dave's Hot Chicken           | 3,909 SF  |
| A-2    | Coming Available 02/01/26    | 3,250 SF  |
| A-3    | Walk on Lake Mary            | 1,300 SF  |
| B1-B2  | Shaan Indian Restaurant      | 2,200 SF  |
| B3     | Kumon Math & Reading Center  | 1,140 SF  |
| B3A    | Scenthound                   | 1,260 SF  |
| C-2    | European Wax Center          | 1,300 SF  |
| C3-D1  | Island Fin Poke Company      | 1,275 SF  |
| D2-3   | Fresh Kitchen                | 2,600 SF  |
| D-4    | Tropical Smoothie Cafe       | 1,332 SF  |
| E-1-2  | Sprint                       | 2,400 SF  |
| E-3    | The Good Feet Store          | 2,000 SF  |
| E-4    | Encore Nails                 | 2,000 SF  |
| E-5    | Town 'N Country Cleaners     | 1,488 SF  |
| F-1    | Golden Sports Cards          | 1,300 SF  |
| F-2    | Men's Groom Room             | 1,300 SF  |
| F-3    | Esca's Pizza                 | 1,300 SF  |
| F-4    | Spine Labs                   | 1,300 SF  |
| F-5    | GNC                          | 1,300 SF  |
| F-6-7  | Cheng's Chinese Restaurant   | 2,600 SF  |
| G-1    | Sam's Watch & Jewelry        | 813 SF    |
| G-2    | The Laminate Flooring Center | 2,020 SF  |
| G-3    | Restore Cryotherapy          | 1,880 SF  |
| G-5    | Shear Madness                | 1,300 SF  |
| G-6    | Available (Medical Space)    | 2,590 SF  |
| G-7    | Available                    | 1,375 SF  |



| Unit    | Tenant                         | Size      |
|---------|--------------------------------|-----------|
| H-1     | The Designery                  | 1,543 SF  |
| H-2     | Sola Salons/Sola Salon Studios | 5,600 SF  |
| H-5-H-6 | Academy Sports + Outdoors      | 63,249 SF |
| H-7     | Hobby Lobby                    | 55,000 SF |
| K-2-3   | Bach To Rock                   | 2,600 SF  |
| L1      | Office Depot                   | 21,259 SF |
| L-1A    | Available                      | 6,267 SF  |
| L3      | Thai Corners                   | 2,160 SF  |
| L4      | Firehouse Subs                 | 2,160 SF  |
| L5-6    | My Gym                         | 3,330 SF  |
| L7      | Nan Cha                        | 1,494 SF  |
| P       | Unicorn Scoops                 | 1,500 SF  |
| P1      | Toojay's of Lake Mary          | 5,150 SF  |
| Q1      | Greek Village                  | 1,400 SF  |
| Q2-Q3   | Available                      | 2,800 SF  |
| Q5      | Goodwill                       | 4,200 SF  |
| R-1     | In Bloom Florist               | 3,330 SF  |
| R-2-3   | H&R Block                      | 2,128 SF  |
| S-1     | Victory Martial Arts           | 3,655 SF  |
| S-2     | La Antioquena Restaurant       | 2,500 SF  |
| T-1     | Dainty Nails Lake Mary         | 1,500 SF  |
| T-3     | Seminole Scuba                 | 1,750 SF  |
| T-5     | Thirsty Whale                  | 2,750 SF  |
| T-7     | Massage Envy                   | 2,500 SF  |
| T-8     | Frutta Bowls                   | 1,250 SF  |
| T-9     | Lake Mary Paints               | 1,000 SF  |
| T-10    | Great Clips                    | 1,500 SF  |
| T-11    | Keller's Real Smoked Bar-B-Que | 1,500 SF  |
| OP      | Cali Coffee                    | 400 SF    |



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