

# Shoppes at Andover

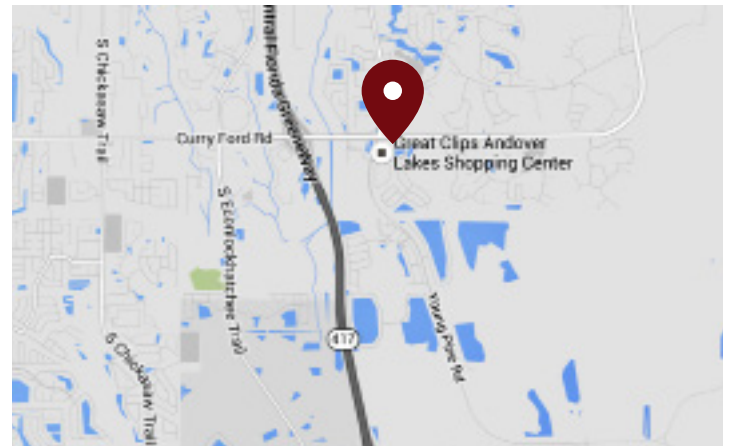
3020 Lambertson Boulevard  
Orlando, FL 32825  
Lat 28.509, Long -81.236

**FULLY LEASED**



## PROPERTY HIGHLIGHTS

- Publix Shadow Anchored
- Located in a Highly Populated Area at the Entrance to Andover Lakes in East Orlando
- Close Proximity to SR 417
- Monument Signage Available
- Adjacent to New Starbucks Drive-Thru
- Combined Traffic Count: 54,145 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	11,068	70,160	234,543
Daytime Population	7,167	43,398	174,444
Total Households	3,745	24,448	85,438
Avg. HH Income	\$99,932	\$100,270	\$85,688

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

## Tyler Wilkins

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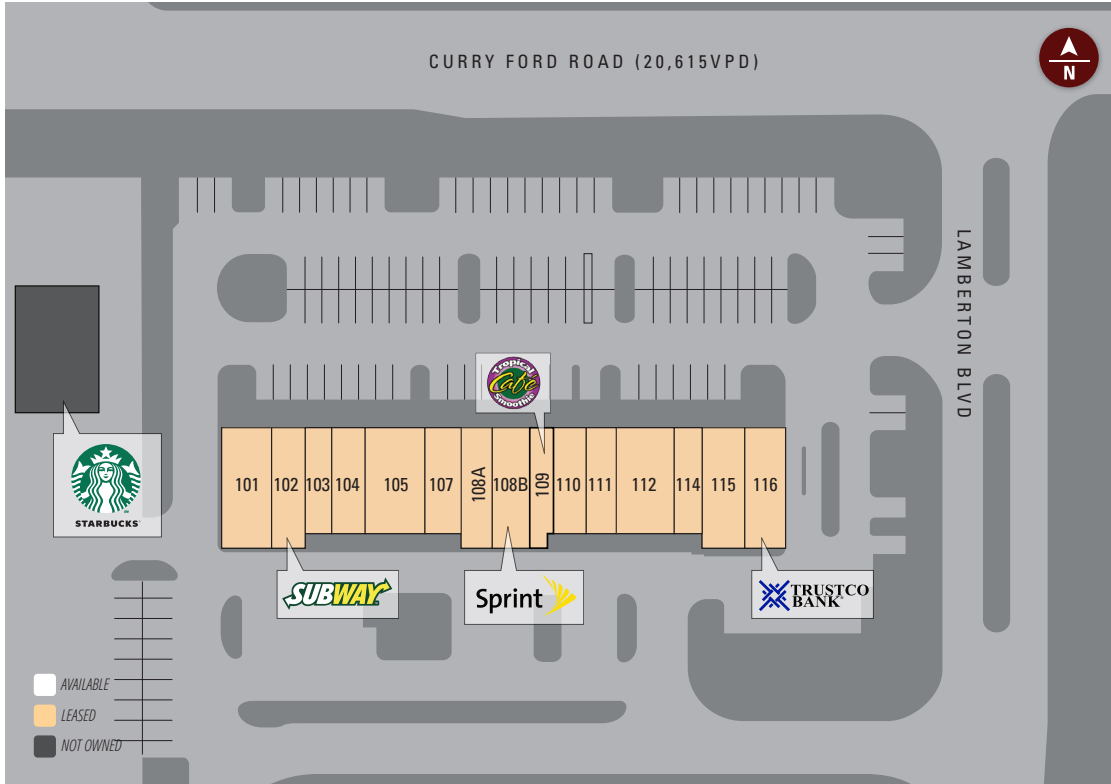


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## SITE PLAN



Suite	Tenant	Size
101	Ferrara Pizza & Pasta	2,100
102	Subway	1,400
103	Flower Nook	925
104	Angel Nails	1,233
105	East Orange Wellness	2,158
107	Eli Tax	1,233
108A	Big Paws Grooming	1,050
108B	Sprint	1,400
109	Tropical Smoothie Cafe	1,050
110	Latin Restaurant	1,542
111	Barber Shop	925
112	Five Tenets Karate	2,158
114	The Beauty Box	925
115	China-Japan	1,750
116	Trustco Bank	1,750

TOTAL 21,599



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## FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



Friday	34,596
Saturday	32,285
Thursday	31,472

# OF VISITS

TOP 3 HOURS

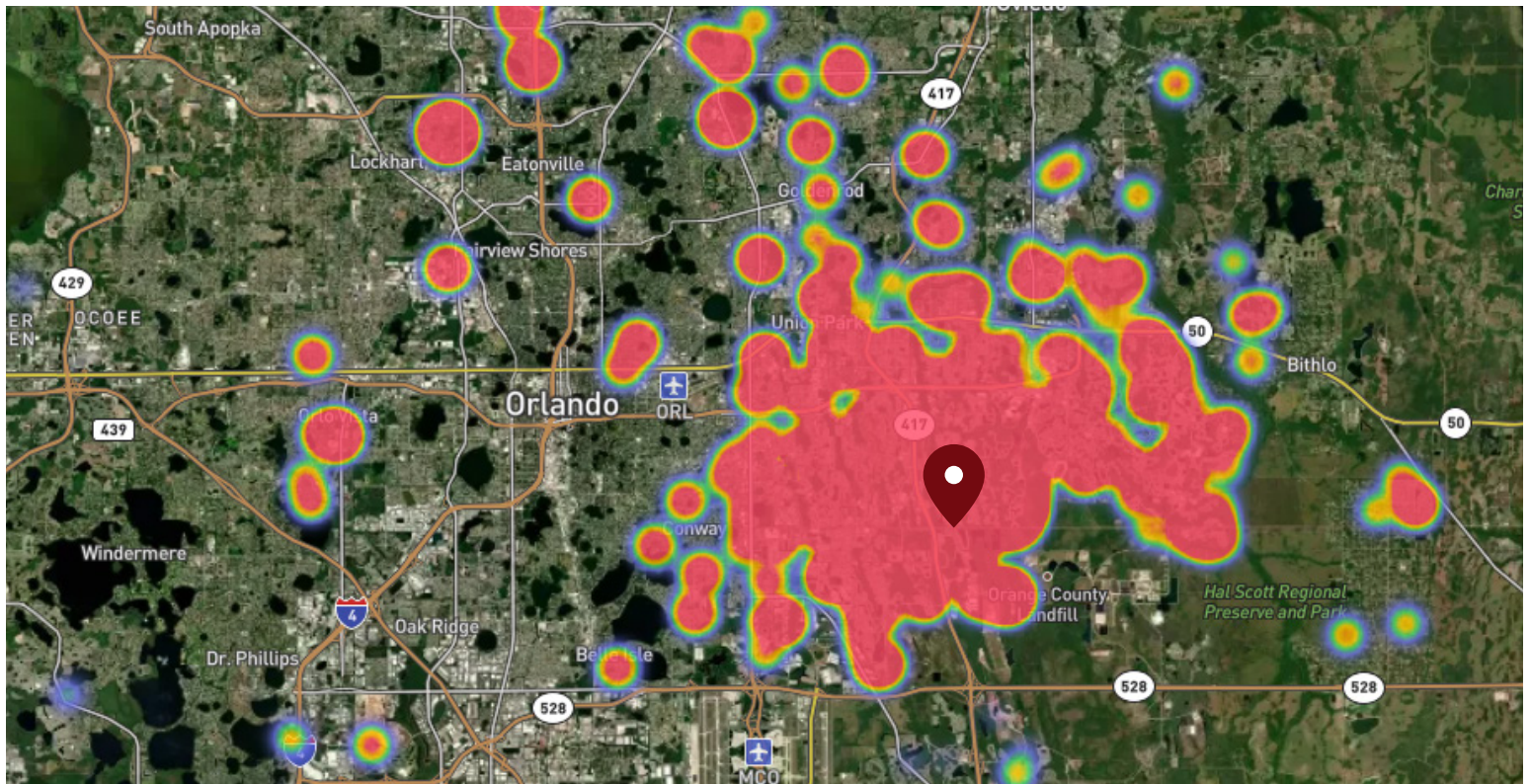


6-7 PM	43,715
5-6 PM	38,913
12-1 PM	38,259

# OF VISITS

Data provided by Placer Labs Inc. ([www.placer.ai](http://www.placer.ai)) August 1, 2022 - July 31, 2023

## SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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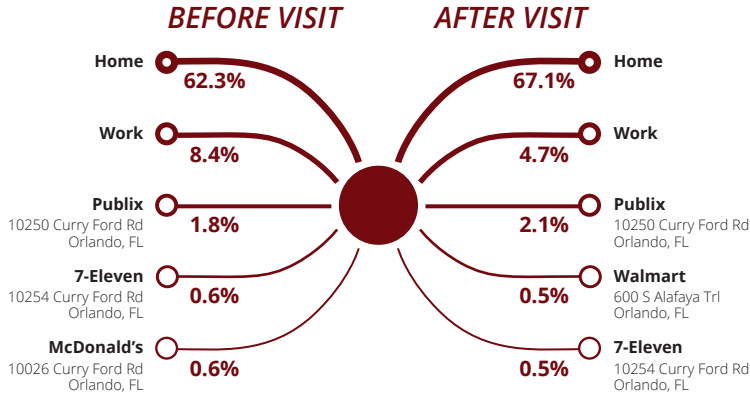
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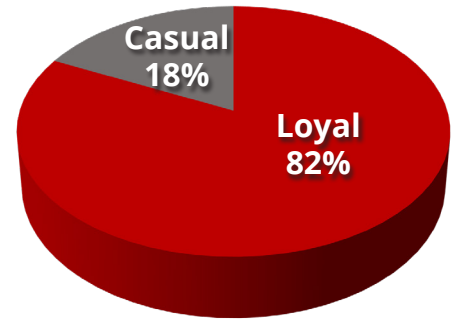
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## CUSTOMER JOURNEY - TOP 5 PLACES

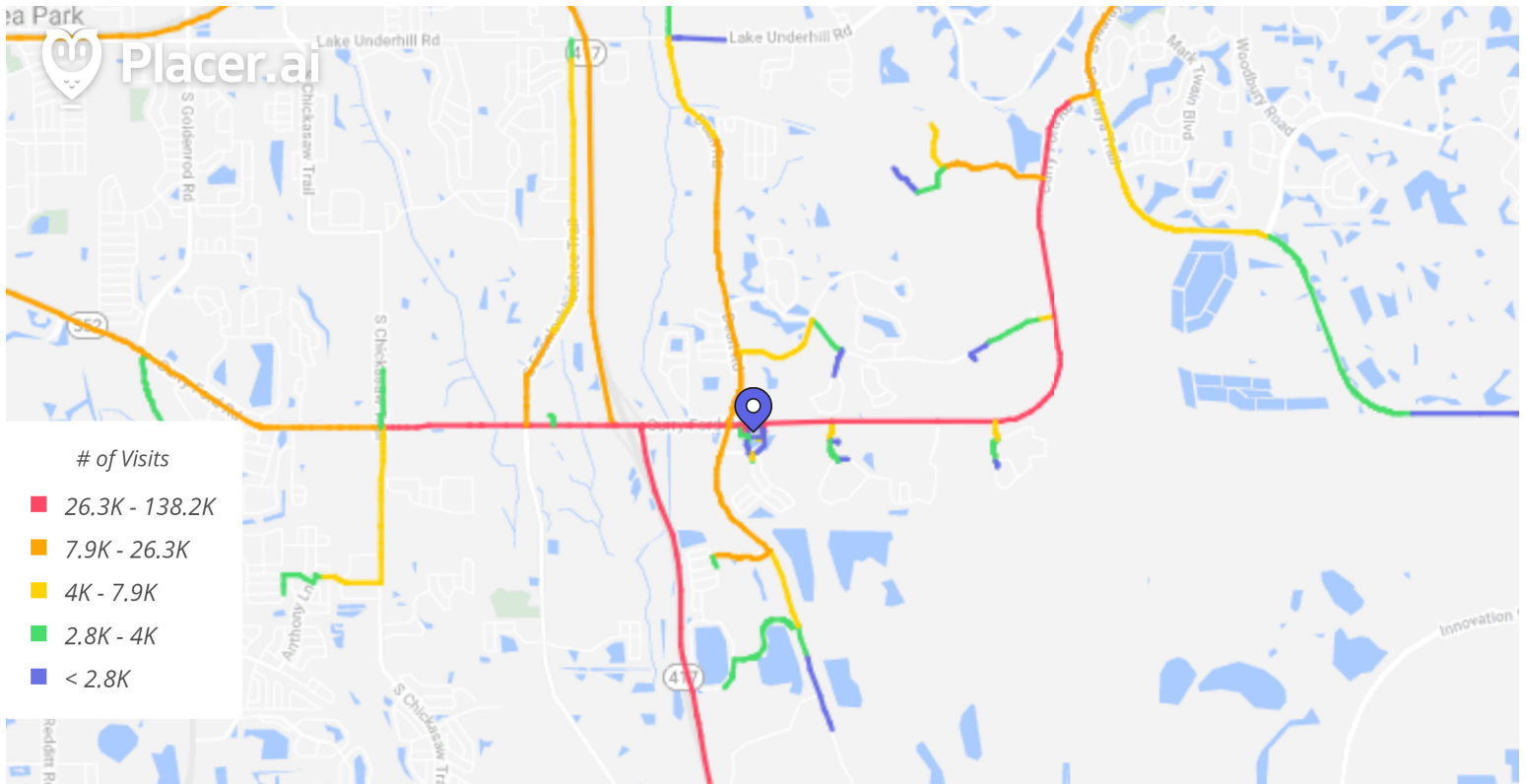


## CUSTOMER LOYALTY



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## CUSTOMER JOURNEY



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