



CENTURYRETAIL

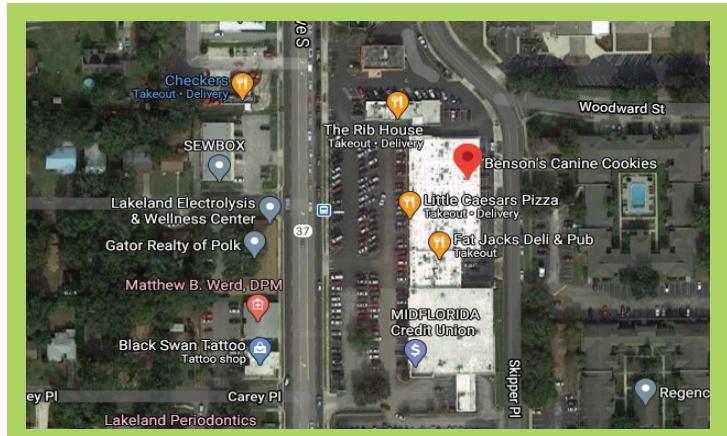
FOR  
LEASE

Edgewood Plaza  
2914 - 2948 S Florida Ave  
Lakeland, FL 33803



## PROPERTY HIGHLIGHTS

- 29,482 SF of retail space
- Prime location at the signalized intersection of S Florida Ave & Edgewood Dr
- Premier shopping center in one of the most sought after Lakeland locations
- High traffic area with excellent visibility. Minutes from Lakeside Village & Lake Hollingsworth Residential area
- Excellent long term tenants include Fat Jacks Diner, Sally Beauty Supply, Little Ceasars, Metro PCS and more!
- Tenant improvement allowance available
- Ample parking area



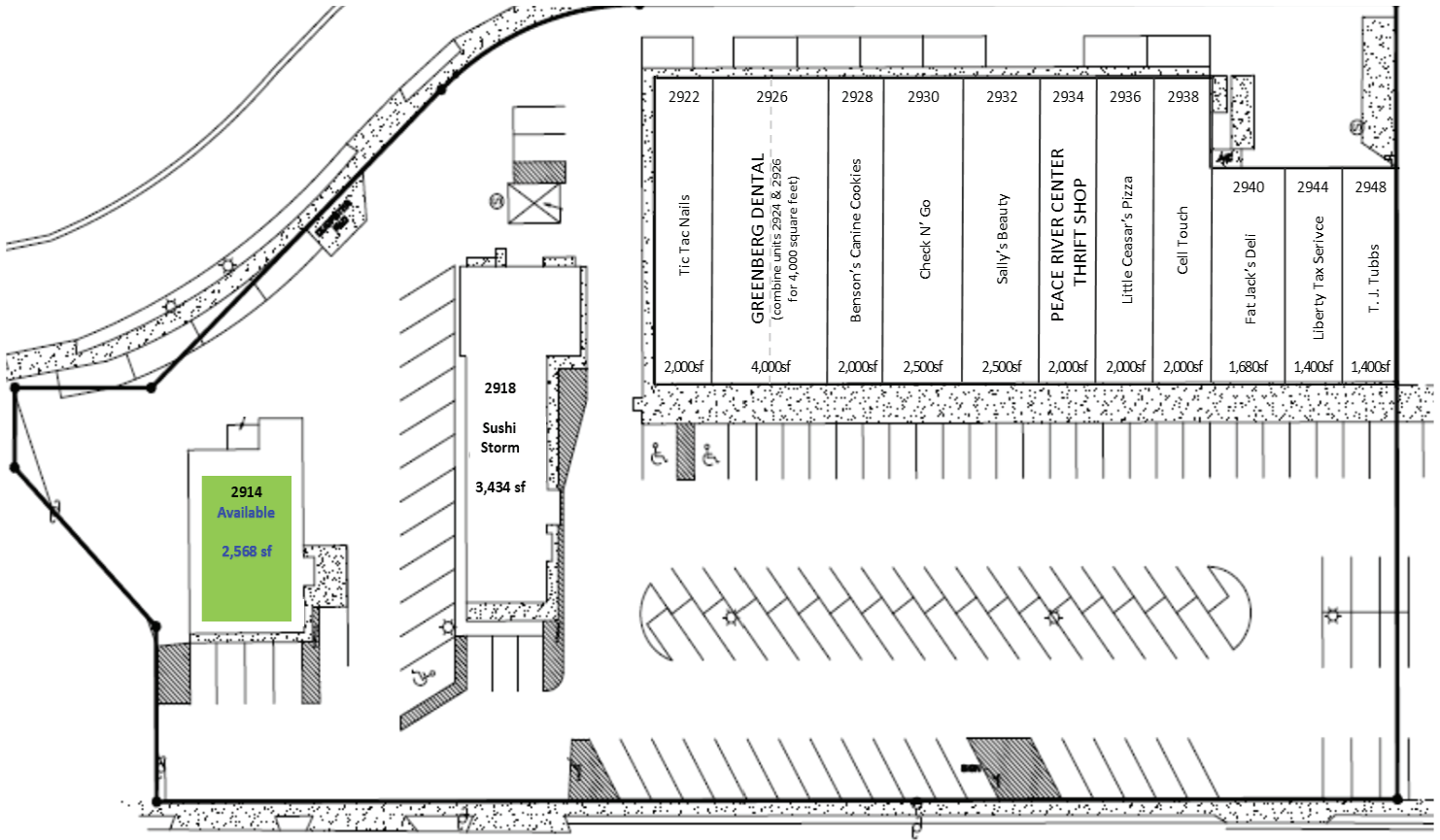
NATALIE IMIG

LEASING REPRESENTATIVE

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[www.CENTURYRETAIL.com](http://www.CENTURYRETAIL.com)

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**SOUTH FLORIDA AVENUE**



**DEMOGRAPHICS**

**1-MILE**

**3-MILE**

**5-MILE**

Avg. HH Income	\$72,655	\$64,309	\$65,607
# Households	4,335	27,853	59,337
Population	10,279	67,882	153,868
Daytime Population (Tot. Employees)	5,934	40,661	77,016
Median Age	41	40	40

Traffic Counts: 34,500 (FDOT 2019)

Source: Costar 2019

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