

# PUBLIX AT AVALON PARK

ORLANDO



**Publix At Avalon Park** • Avalon Park Boulevard & Tanja King Boulevard • Orlando, Florida

**Publix at Avalon Park is located on the north side of the intersection of Avalon Park Boulevard and Tanja King Boulevard in Orlando, Florida.**

**The new Avalon Park Boulevard will provide the much-needed North-South connection between SR 50 (Colonial Drive) and Alafaya Trail.**

## Market

Publix at Avalon Park is strategically situated within the new community of Avalon Park located in the growth corridor of Waterford Lakes, Stoneybrook and Avalon Park in Southeast Orlando. Population increases in the Avalon Park area are expected to be between 15% to 20% per year, resulting in approximately 36,000 residential units in the trade area.

## Advantages

An excellent location with great neighborhood access, Avalon Town Center is situated to take advantage of the high traffic volumes that will be generated from the new roads. That together with limited commercial competition within the immediate trade area will provide the merchants of Publix at Avalon Park with all the ingredients for success.

Join our upscale retailers

# Publix

Food & Pharmacy  
and other retailers

Contact: **Randy Holihan** email: [rhulihan@thebrandoncompany.com](mailto:rhulihan@thebrandoncompany.com)

Phone 407-835-9000 • Fax 407-835-9955 • Toll Free 800-616-6266

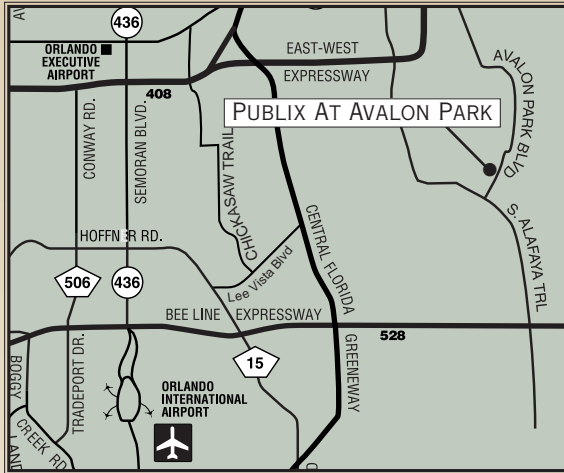
200 Pasadena Place Orlando, FL 32803

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

TheBrandon  
Company

# PUBLIX AT AVALON PARK

ORLANDO



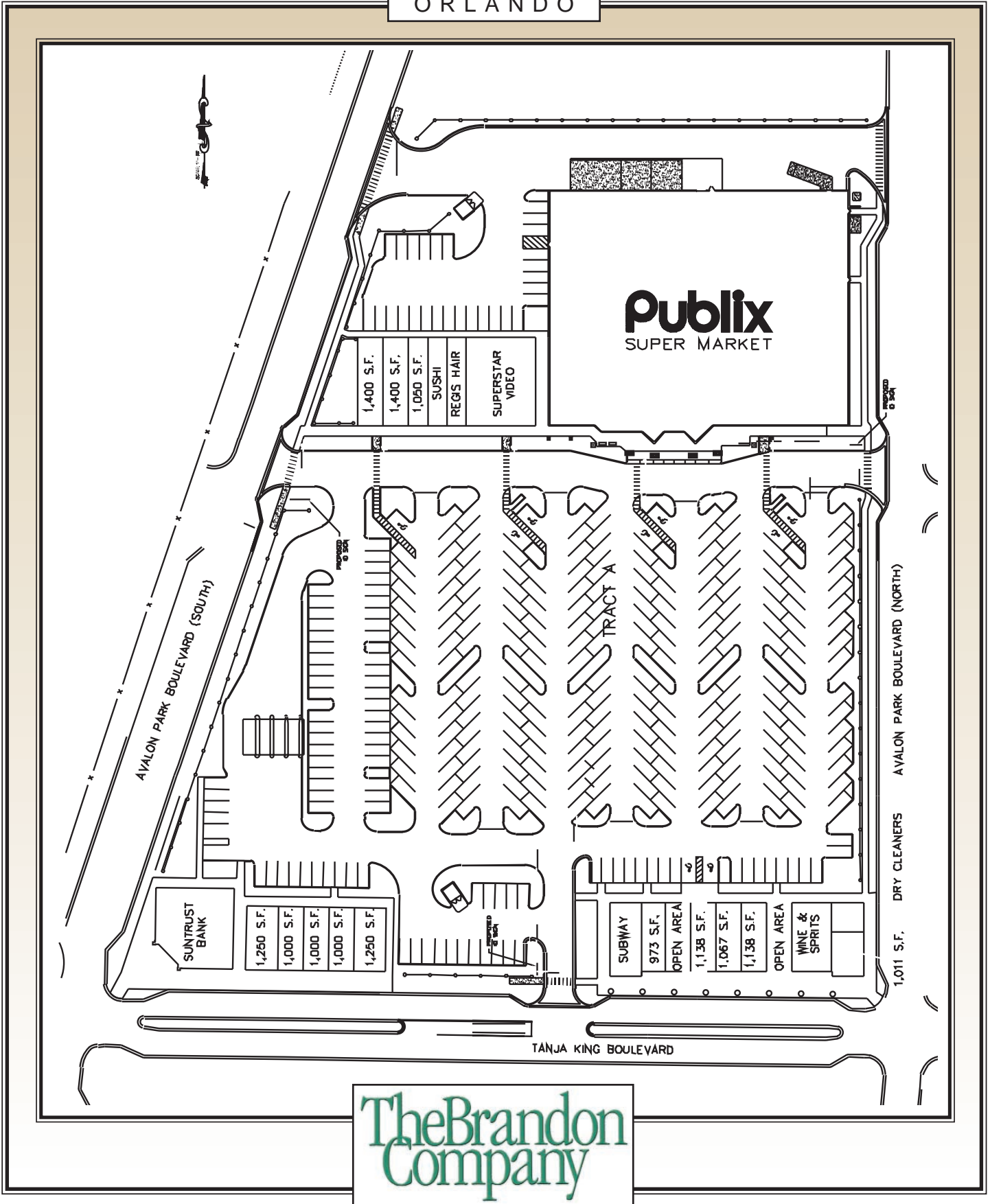
Description	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2007 Projection	15,000	37,962	71,280
2002 Estimate	2,400	20,014	46,494
2000 Census	318	15,680	39,285
<b>Housing Units</b>			
2006 Projection	2,002	7,308	7,308
2001 Estimate	1,725	6,424	6,424
1990 Census	978	3,980	9,979
<b>Population by Race</b>			
White	69.37%	74.59%	78.78%
Black	16.53%	11.11%	8.21%
Asian / Pacific Islander	3.03%	4.04%	3.92%
Other Races	11.07%	10.26%	9.09%
Hispanic Population	24.55%	22.43%	19.54%
<b>2001 Estimated Households by Income</b>			
\$150,000 or More	3.62%	4.79%	4.51%
\$100,000 - \$149,999	11.18%	13.03%	11.84%
\$ 75,000 - \$ 99,999	17.02%	18.15%	16.84%
\$ 50,000 - \$ 74,999	28.04%	25.09%	22.98%
\$ 35,000 - \$ 49,999	15.51%	13.73%	14.38%
Under \$15,000.00	24.65%	25.21%	29.45%
<b>2002 Estimated Income</b>			
Average HH Income	\$67,425	\$69,200	\$65,932
Median HH Income	\$58,929	\$61,020	\$56,713
Per Capita Income	\$18,959	\$20,336	\$20,921
<b>2002 Estimated Age</b>			
Median Age	32.69	32.67	31.72

200 Pasadena Place, Orlando, Florida 32803 • Toll Free: 800-616-6266

The Brandon  
Company

# PUBLIX AT AVALON PARK

ORLANDO



The Brandon Company