

SMD

Southern Management
and Development, L.P.

Union Park

10505 - 10543 E Colonial Drive
Orlando, FL 32817

ANCHORED BY

DD's Discounts, Aldi, Harbor Freight
and Dollar Tree

Located in well established section
of East Orlando

Easy access via the Central Florida
Greenway (417) and Highway 50

Average daily traffic count: 47,500

Gross leasable area: 103,838 Sq. Ft. (MOL)

CREATING VALUE

Southern Management and Development, L.P.



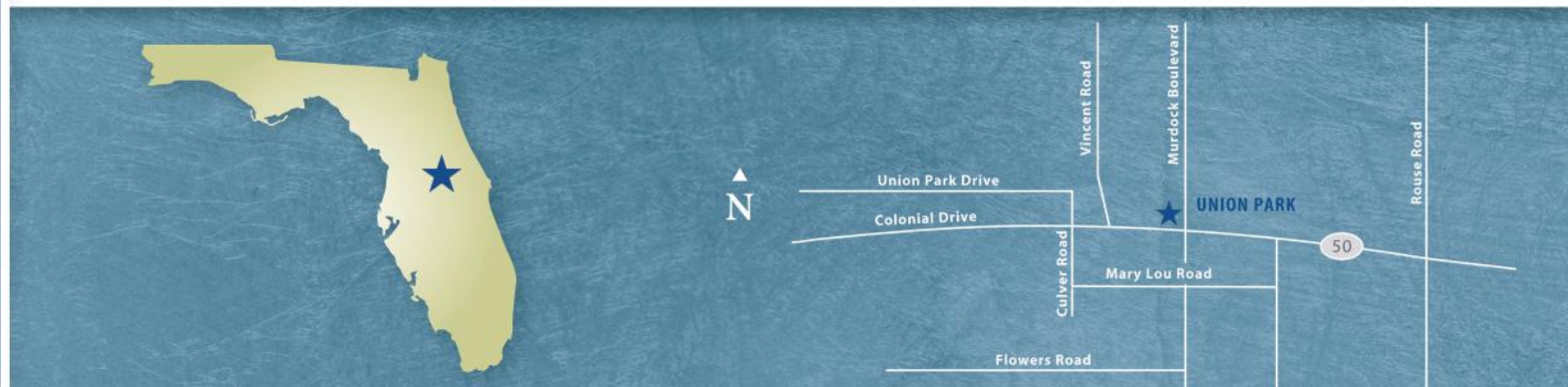
CONTACT A LICENSED AGENT

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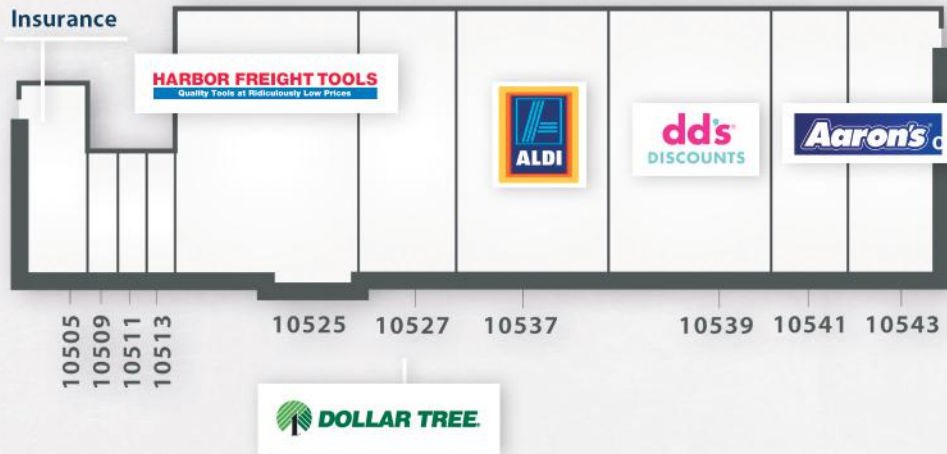


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DEMOGRAPHICS

DESCRIPTION	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Population			
2026 Projection	8,375	111,675	292,095
2021 Estimate	7,965	104,899	273,463
2010 Census	7,262	90,354	232,431
2000 Census	7,206	72,634	176,354
Population by race			
White	69.15%	68.98%	70.07%
Black African American	12.08%	13.05%	11.59%
Hispanic Other	118.77%	117.96%	118.35%
2021 Estimate			
Average HH Income	\$76,175.00	\$74,101.00	\$82,970.00
2021 Estimate			
Median HH Income	\$61,530.60	\$56,306.80	\$61,427.00
2021 Estimate			
Median Age	35.52	34.57	33.6



State Road 50 | Colonial Drive

N Murdock Boulevard

LEGEND

10505-10543 E. Colonial Drive

UNIT	TENANT	SQ.FT.
10505	All In Insurance	5,067
10509	Barber	1,631
10511	Cleaners	1,662
10513	Nail Salon	1,629
10525	Harbor Freight	18,406
10527	Dollar Tree	15,898
10537	Aldi	20,655
10539	DD's Discounts	23,230
10541	Aaron's	5,880
10543	Aaron Rents	9,780