

**FOR LEASE**  
1,508 - 9,396 SF

# Casselberry Commons

1455 Semoran Blvd  
Casselberry, FL 32707



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## AVAILABILITIES

- » 1,508 - 9,396 SF in-line space available

## PROPERTY HIGHLIGHTS

- » 248,683 square feet neighborhood shopping center
- » Power Center situated at the northwest corner (NWC) of Howell Branch Road and Semoran Boulevard
- » Ample parking
- » Multiple access points ensuring easy customer accessibility
- » Diverse range of retailers catering to various demographics, featuring both National and Local Tenants
- » Strategically located to serve both Winter Park and Altamonte Springs markets

## TRAFFIC COUNTS

- » 47,000 AADT on E Semoran Blvd
- » 32,000 AADT on Howell Branch Rd

## DEMOGRAPHICS

|                    | 1-Mile    | 3-Mile   | 5-Mile   |
|--------------------|-----------|----------|----------|
| Population:        | 10,965    | 112,392  | 324,870  |
| Households         | 4,840     | 45,825   | 138,708  |
| Average HH Income  | \$101,617 | \$99,845 | \$99,912 |
| Daytime Population | 13,597    | 113,228  | 411,911  |

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32,000 AADT

HOWELL BRANCH RD

47,000 AADT

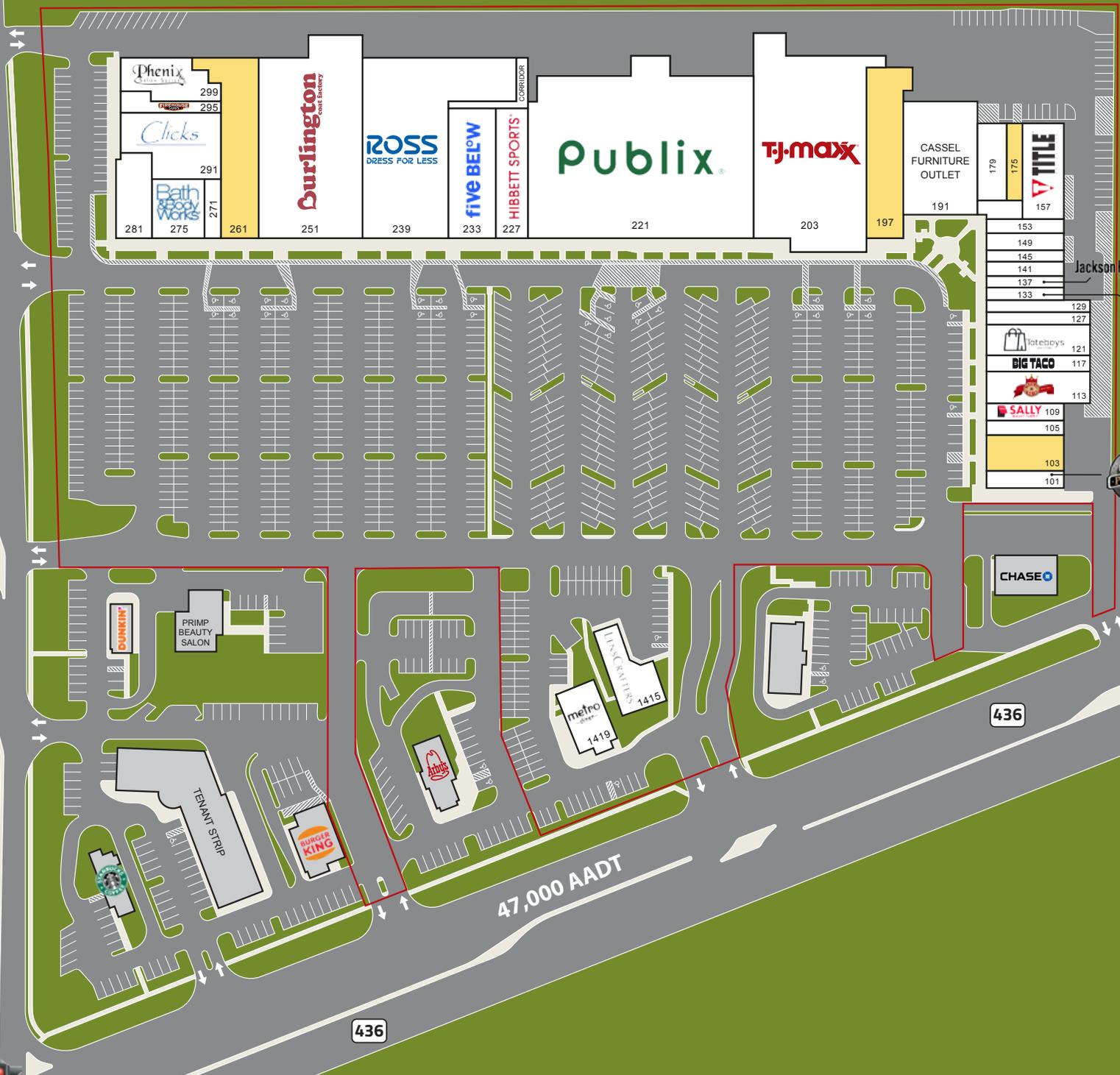
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**CASSELBERRY COMMONS**  
CASSELBERRY, FL

| Suite | Tenant                     | SF     |
|-------|----------------------------|--------|
| 101   | Philly Pretzel Factory     | 1,544  |
| 103   | AVAILABLE                  | 4,000  |
| 105   | Anthony's Pizza            | 1,400  |
| 109   | Sally Beauty Supply #1254  | 1,800  |
| 113   | Bagel King                 | 4,320  |
| 117   | Big Taco                   | 2,400  |
| 121   | Tote Boys Bin Store        | 4,098  |
| 127   | Super 8 Chinese Restaurant | 1,740  |
| 129   | Lendmark Financial         | 1,818  |
| 133   | GNC #7008                  | 1,350  |
| 137   | Jackson Hewitt Tax Service | 1,350  |
| 141   | Acme Sign & Prints         | 1,310  |
| 145   | Arched Eyebrow Place       | 1,350  |
| 149   | Oom Yung Doe               | 1,800  |
| 153   | Shiny Nail Bar             | 1,791  |
| 157   | Title Boxing Club          | 5,000  |
| 179   | Tandy Leather              | 3,045  |
| 175   | AVAILABLE                  | 1,508  |
| 191   | Cassel Furniture Outlet    | 10,000 |
| 197   | AVAILABLE                  | 9,356  |
| 203   | TJ Maxx #283               | 28,000 |
| 221   | Publix #1285               | 47,317 |
| 227   | Hibbett Sports             | 4,940  |
| 233   | Five Below #6008           | 9,000  |
| 239   | Ross Dress for Less #271   | 27,539 |
| 251   | Burlington #1351           | 26,680 |
| 261   | AVAILABLE                  | 9,396  |
| 271   | Vintage Wine & Liquor      | 2,000  |
| 275   | Bath and Body Works        | 4,705  |
| 281   | Ombre Nail Bar             | 3,820  |
| 291   | Clicks Billiards #16       | 6,051  |
| 295   | Firehouse Subs             | 1,738  |
| 299   | Phenix Salon Suites        | 4,230  |
| 1419  | Metro Diner                | 3,721  |
| 1415  | Lens Crafters #0877        | 4,200  |

Not a Part Available



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