

LAST RETAIL SPACE!

1,750 ± SF AVAILABLE | **WINTER HAVEN, FL**

Across from New Publix | 38,600 AADT Combined | Signalized Intersection



SWC Dundee Road and Overlook Drive • Winter Haven, FL



THE OVERLOOK

- Available Space R'2': 1,750 SF
- Delivery: April 2027
- Join Starbucks & Pacific Dental
- Adjacent to: 7-Eleven & AquaShine Express Car Wash
- Directly Across from: New Publix (Now Open)
- 580+ Feet of Prime Frontage on Dundee Road
- Seamless Cross-Access Between Parcels
- Full Access from Overlook Drive
- Located on the Primary Gateway into Winter Haven
- Thriving, High-Growth Trade Area
- Excellent Regional Connectivity
- Strategically Positioned Between US-27 & US-17
- Signalized Intersection with 38,600+ AADT

Demographics	1 Mile	3 Miles	5 Miles
2025 Population	4,407	37,105	93,734
2030 Population	5,029	41,076	105,923
2025 Households	1,837	14,897	38,004
2025 Avg. HH Income (est.)	\$104,026	\$93,509	\$92,335

100 Colonial Center Parkway, Suite 230, Lake Mary, FL 32746

321-363-4955 | www.TWDRE.com



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PARCEL	SIZE	STATUS
R '2'	1,750 SF	AVAILABLE



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