

Last Space  
Available  
1,400 SF

# PARK PLACE AT HEATHROW

7025 CR 46A, Lake Mary, FL 32746



## PROPERTY HIGHLIGHTS

- 🌿 In-line space
- 🌿 Centrally located on corner of County Road 46A & International Parkway with excellent frontage & ingress/egress on both roads
- 🌿 35-Acre mixed-use development with 70,000 SF of retail space adjacent to 100,000 SF of professional office space, a 304-room Marriott Hotel & Convention Center, and a 100-room Residence Inn by Marriott
- 🌿 Surrounded by major national businesses including Westin Hotel, Hampton Inn, Ruth's Chris Steakhouse, & Walgreens
- 🌿 Just off the I-4 corridor, providing great visibility and access from the interstate

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Total Population	7,150	53,921	113,507
Total Households	3,166	21,967	44,004
Average HH Income	\$86,733	\$97,032	\$88,582



Janet Galvin  
O 407 278 5535 x 404  
C 407 484 9562  
janet@archonca.com

100 East Central Blvd, Suite #2  
Orlando, FL 32801  
P 407 278 5535 | F 407 545 2844  
[www.archonca.com](http://www.archonca.com)

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UNIT	TENANT	SF
7005	FishBones	NIC
7015	Watson Realty	NIC
1001-C	Friendly Confines	5,214
1011-C	Coyoacan Mexican Rest.	3,400
1021-C	Park Jewelers	2,540
1031-C	Luxury Nails	2,576
1041-C	Velvet Spa	2,482
1051-C	Terramia Pizza	1,400
1061-C	Terramia Pizza	1,397
1071-C	UPS Store	1,492
<b>1081-C</b>	<b>AVAILABLE</b>	<b>1,400</b>
1091-C	Hili Fitness	1,979
1111-C	Daddy's Chicken Shack	2,671
1021-D	Violet's Ice Cream	922
1011-D	Nine Thai	3,850
1001-D	F&D Prime	5,100
1511	Medical	3,600



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