



Bishop Beale Duncan
COMMERCIAL REAL ESTATE

TREMAINE BOYD

109 South Boyd Street
Winter Garden, Florida 34787

WINTER GARDEN'S NEWEST HOT SPOT

**300' TO
PLANT ST**



For Lease

- + **Availability:** 1,120 SF
- + **Lease Rate:** \$30 / SF
- + **Delivery:** 1st Quarter 2019
- + **Parking:** 527 Adjacent
Garage Spaces
+ Street Parking

Highlights

- Historic Downtown Winter Garden is listed on the National Registry of Historic Places
- Winter Garden's proximity to Orlando and the theme parks has made it an ideal spot for growth
- The Tremaine Boyd development is a three-story mixed-use urban infill project
- It will introduce more than 8,000 SF of new restaurant, office/retail space and 22 residential units into the core of the city
- Located at the Southeast corner of Tremaine Street and South Boyd Street
- More information is available at www.tremaineboyd.com

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Building Details



AVAILABILITY

1,120 SF

LEASE RATE

\$30 / SF

PARKING

527 Adjacent Garage Spaces + Street Parking

DELIVERY

1st Quarter 2019



PROPERTY DETAILS

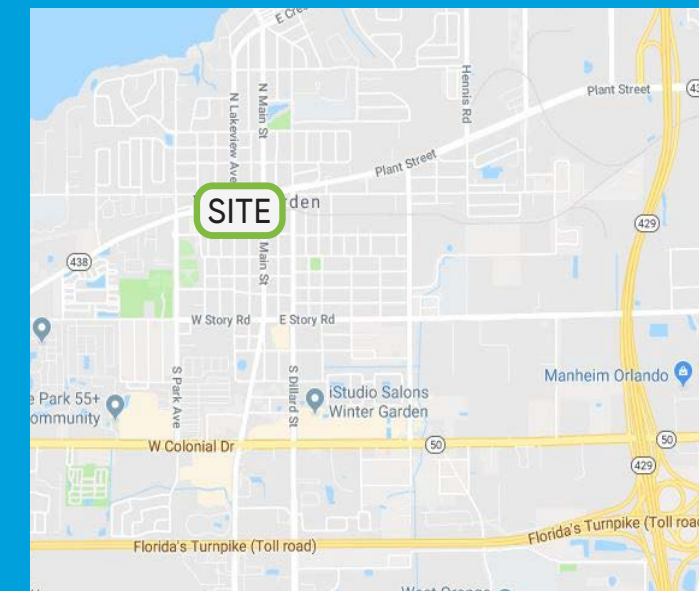
- ▶ The ground floor has flexibility to be divided as needed by individual office and/or retail tenants.
- ▶ Beautiful street side dining, abundant parking and proximity to City Hall, Downtown Splashpad, West Orange Trail, the Farmer's Market and numerous City Events.
- ▶ The second and third floors will include 22 residential apartments.

PROPERTY DESCRIPTION

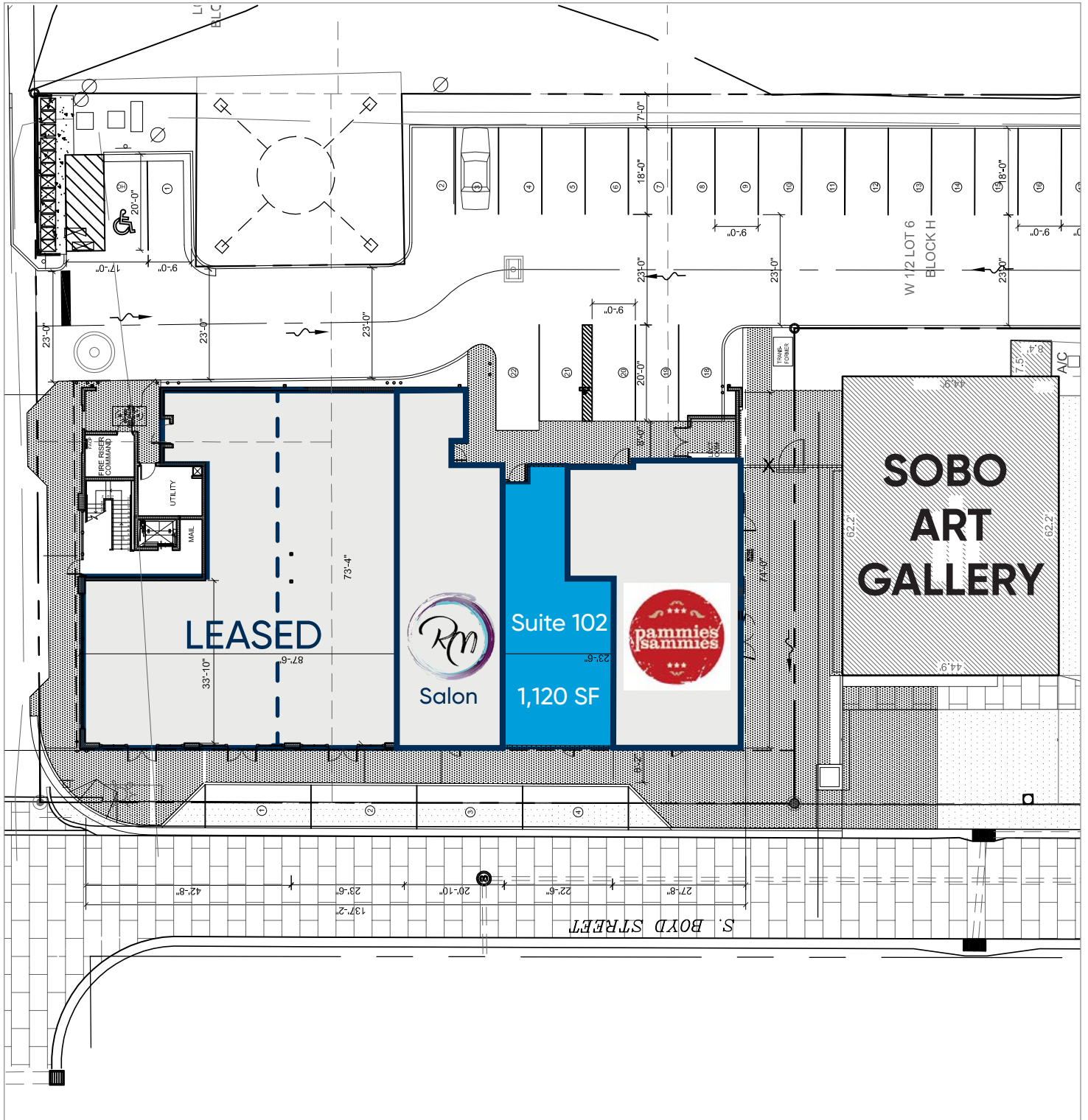
The TREMAINE BOYD development is a three-story mixed use urban infill project that will be transformative for downtown Winter Garden, Florida. Tremaine Boyd will introduce more than 8,000 square feet of new restaurant/office/retail space and 22 residential units into the core of the City.

The development is located at the Southeast corner of Tremaine Street and South Boyd Street; neighboring the Sobo Art Gallery and adjacent to the 527 space, free public parking garage.

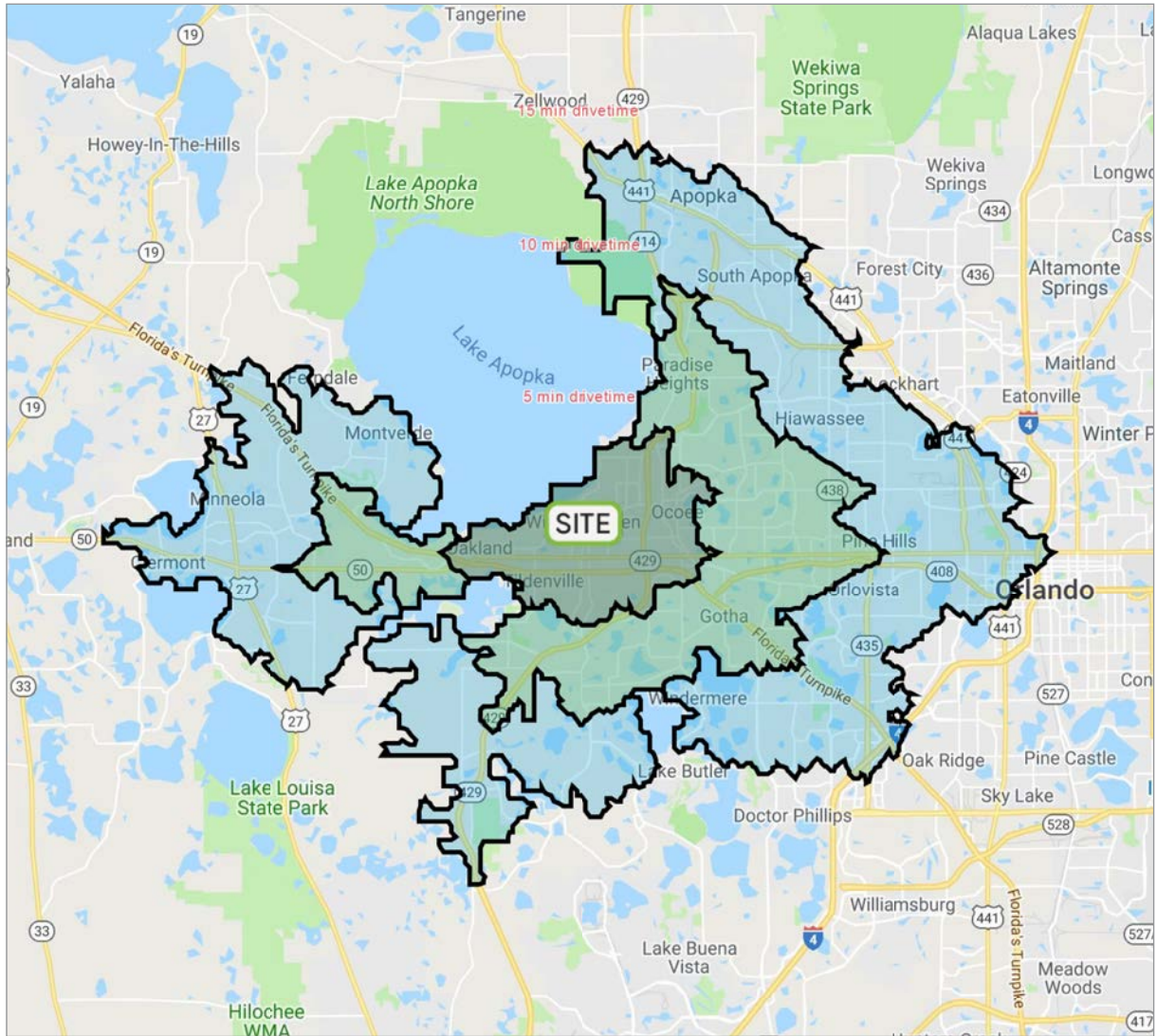
More information is available online at www.tremaineboyd.com.



Site Plan



Demographics



Drive Times	Population	Households	Median Age	Median HH Income	Average HH Income
5 Minutes	44,952	15,492	36.0	\$66,234	\$83,668
10 Minutes	177,289	60,040	35.8	\$68,627	\$86,847
15 Minutes	449,492	159,464	35.7	\$61,900	\$77,789

