

FOR LEASE

# LEESBURG TOWN CENTER

1450 North Blvd. E, Leesburg, FL 34748

## 3,375 SF SPACE AVAILABLE

- GLA: 10,125 SF
- Renovations coming soon!
- Direct frontage to HWY 441

## TRAFFIC COUNTS

US 441 – 53,500+ AADT

DEMOGRAPHICS	1 mile	3 mile	5 mile
2021 Population	3,822	21,205	50,504
2021 Households	1,797	8,947	21,726
Avg HH Income	\$78,907	\$66,425	\$66,351



**LIBERTY  
UNIVERSAL**  
MANAGEMENT, INC.  
Development • Leasing • Consulting

### Casey Dörner

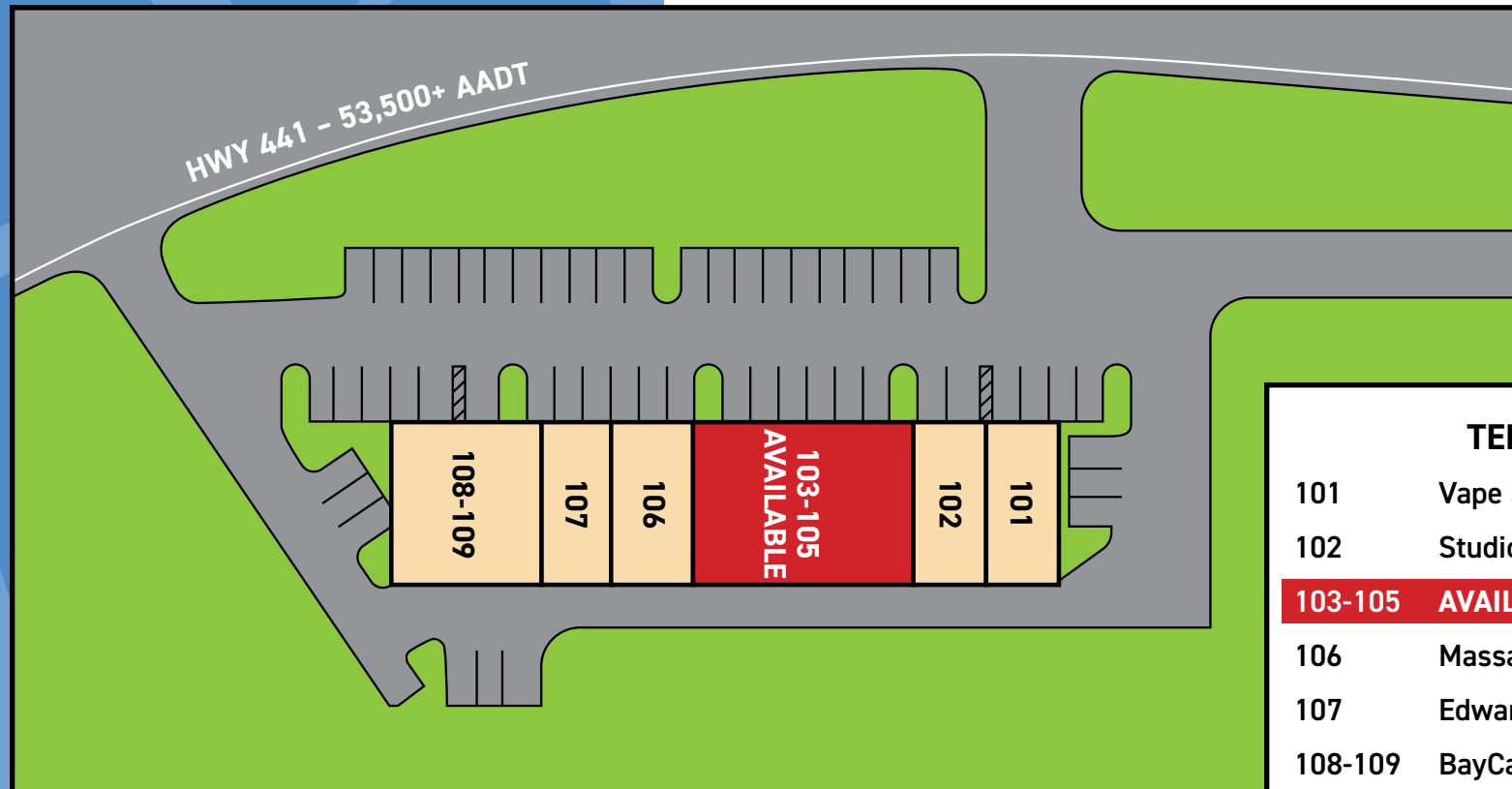
office (407) 426-2300 Ext. 110  
cell (407) 404-4017  
caseydorner@libertyum.com

314 East Anderson St.  
Orlando, FL 32801  
www.libertyum.com

Offer subject to withdrawal from the market, due to prior sale or cancellation without notice. All information contained here in is believed to be accurate but is not warranted.

# LEESBURG TOWN CENTER

1450 North Blvd. E, Leesburg, FL 34748



## TENANT ROSTER

101	Vape Shop	1,125 SF
102	Studio Styles	1,125 SF
103-105	AVAILABLE	3,375 SF
106	Massage Spa	1,125 SF
107	Edward Jones	1,125 SF
108-109	BayCare Home Care	2,250 SF



**Casey Dorner**  
 office (407) 426-2300 Ext. 110  
 cell (407) 404-4017  
[caseydorner@libertyum.com](mailto:caseydorner@libertyum.com)

314 East Anderson St.  
 Orlando, FL 32801  
[www.libertyum.com](http://www.libertyum.com)



SURROUNDING RETAIL

# LEESBURG TOWN CENTER

1450 North Blvd. E, Leesburg, FL 34748



**Casey Dorner**  
office (407) 426-2300 Ext. 110  
cell (407) 404-4017  
caseydorner@libertyum.com

314 East Anderson St.  
Orlando, FL 32801  
www.libertyum.com

Offer subject to withdrawal from the market, due to prior sale or cancellation without notice. All information contained here in is believed to be accurate but is not warranted.



SURROUNDING RETAIL

# LEESBURG TOWN CENTER

1450 North Blvd. E, Leesburg, FL 34748



**Casey Dorner**  
office (407) 426-2300 Ext. 110  
cell (407) 404-4017  
caseydorner@libertyum.com

314 East Anderson St.  
Orlando, FL 32801  
www.libertyum.com

Offer subject to withdrawal from the market, due to prior sale or cancellation without notice. All information contained here in is believed to be accurate but is not warranted.