



# West Oaks Mall

OCOE, FLORIDA



# West Oaks Mall

OCOOE, FLORIDA

## STRATEGIC LOCATION IN ORLANDO

- Accessible by five major roadways - State Road 50, Florida Turnpike, State Road 408, State Road 429 and Interstate 4.
- Located 9 miles west of downtown Orlando.

## DYNAMIC RETAIL DESTINATION

- Only enclosed regional mall west of Interstate 4 in West Orange County.
- West Oaks Mall features three department stores plus over 115 specialty stores including:
  - Hollister Co.
  - Gymboree
  - Aeropostale
  - American Eagle
  - Limited Too
  - Victoria's Secret
  - Vans
- 14-screen AMC Theatre, drawing 1 million customers annually.
- Over 10 million visitors annually.

## STRONG POPULATION AND HOUSING GROWTH

- Fastest growing community in West Orange County and growing three times faster than the national average.
- 43 new schools and school expansions are scheduled for the four learning centers servicing West Orange County in the next 5 years; 31 elementary, 7 middle and 5 high schools.
- Explosion of residential construction with 14 new residential developments planned creating approximately 30,000 residential lots in the next 5 years.
- Over 2,600 new residential roof tops were added to trade area in 2006 and over 2,800 are planned for 2007.

## FAMILY FRIENDLY ENVIRONMENT

- Strong collection of family amenities including nursing rooms, diaper changing areas, family restrooms and preferred family parking spaces.
- Creative assortment of amenities that cater to children including kids club activities, children's soft play area, carousel and AMC family summer movie program.



## MALL INFORMATION

### LOCATION

State Road 50 (W. Colonial Drive) and Clarke Road in Ocoee, 9 miles west of Orlando.

### MARKET

Orlando

### DESCRIPTION

Single-level, enclosed, super-regional

### ANCHORS

Dillard's, JCPenney and Sears

TOTAL RETAIL SQUARE FOOTAGE 1,067,125

PARKING SPACES 5,500

OPENED 1996

## TRADE AREA PROFILE

2007 POPULATION 490,607

2012 PROJECTED POPULATION 567,494

2007 HOUSEHOLDS 180,441

2012 PROJECTED HOUSEHOLDS 210,660

2007 MEDIAN AGE 34.6

2007 AVERAGE HH INCOME \$65,785

2012 PROJECTED AVERAGE HH INCOME \$72,409

## 5-MILE RADIUS PROFILE

2007 POPULATION 210,775

2012 PROJECTED POPULATION 240,364

2007 HOUSEHOLDS 74,673

2012 PROJECTED HOUSEHOLDS 86,168

2007 MEDIAN AGE 33.2

2007 AVERAGE HH INCOME \$66,316

2012 PROJECTED AVERAGE HH INCOME \$73,023

## DAYTIME EMPLOYMENT

3-MILE RADIUS 29,806

5-MILE RADIUS 77,227

SOURCE: CLARITAS, INC.