

A photograph of a Walmart Neighborhood Market storefront. The building features a large blue sign with the Walmart logo and the text "Walmart Lady Lake Market". The sign is mounted on a blue corrugated metal wall. The building has a grey roof and white stone pillars. A person is walking on the sidewalk in front of the store. There are green bushes in the foreground.

Walmart
Lady Lake Market

FOR GROUND LEASE

Walmart Neighborhood Market Pad Sites

SEC CR 466 & Cherry Lake Rd | Lady Lake, FL



Walmart Neighborhood Market Pad Sites

SEC CR 466 & Cherry Lake Rd | Lady Lake, FL 32159



Parcel 2 1.01 AC

Parcel 6 2.44 AC

Contact
Broker
Rate

ABOUT THE PROPERTY

- New development of a Walmart Neighborhood Market with pad sites available for ground lease.
- Corner location offering maximum visibility and accessibility with frontage on both Hwy 466 and Cherry Lake Road.
- Located a short drive from The Villages, one of the largest and fastest-growing retirement communities in the country, providing access to a substantial and affluent customer base of more than 80,000 residents.
- Located at the front entrance of a brand new residential development with approximately 2,200 new units, including a variety of Single Family Homes, Townhomes and Multifamily / Apartment complexes.

JOIN THESE RETAILERS



TRAFFIC COUNTS

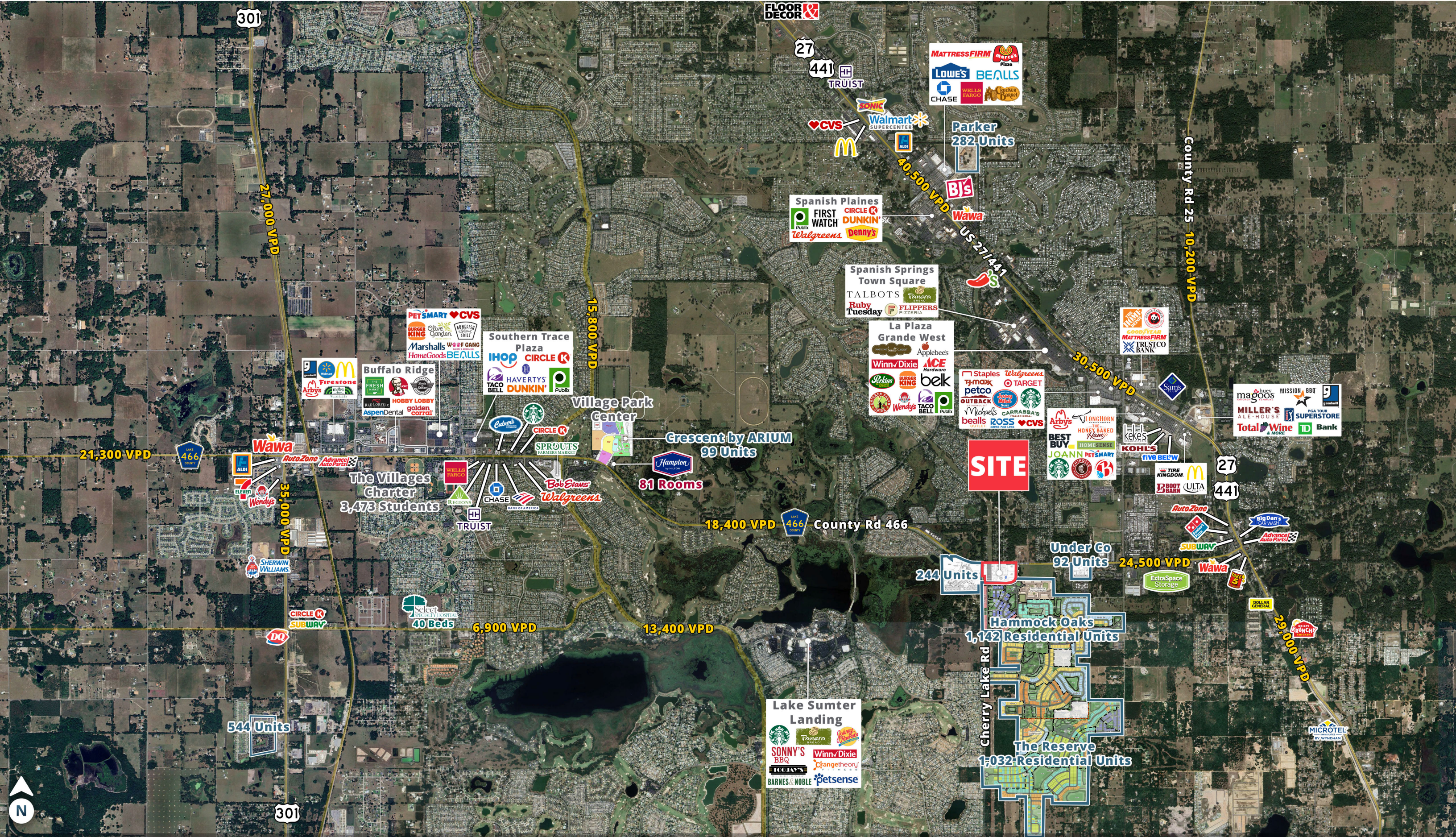
CR 466
US 441

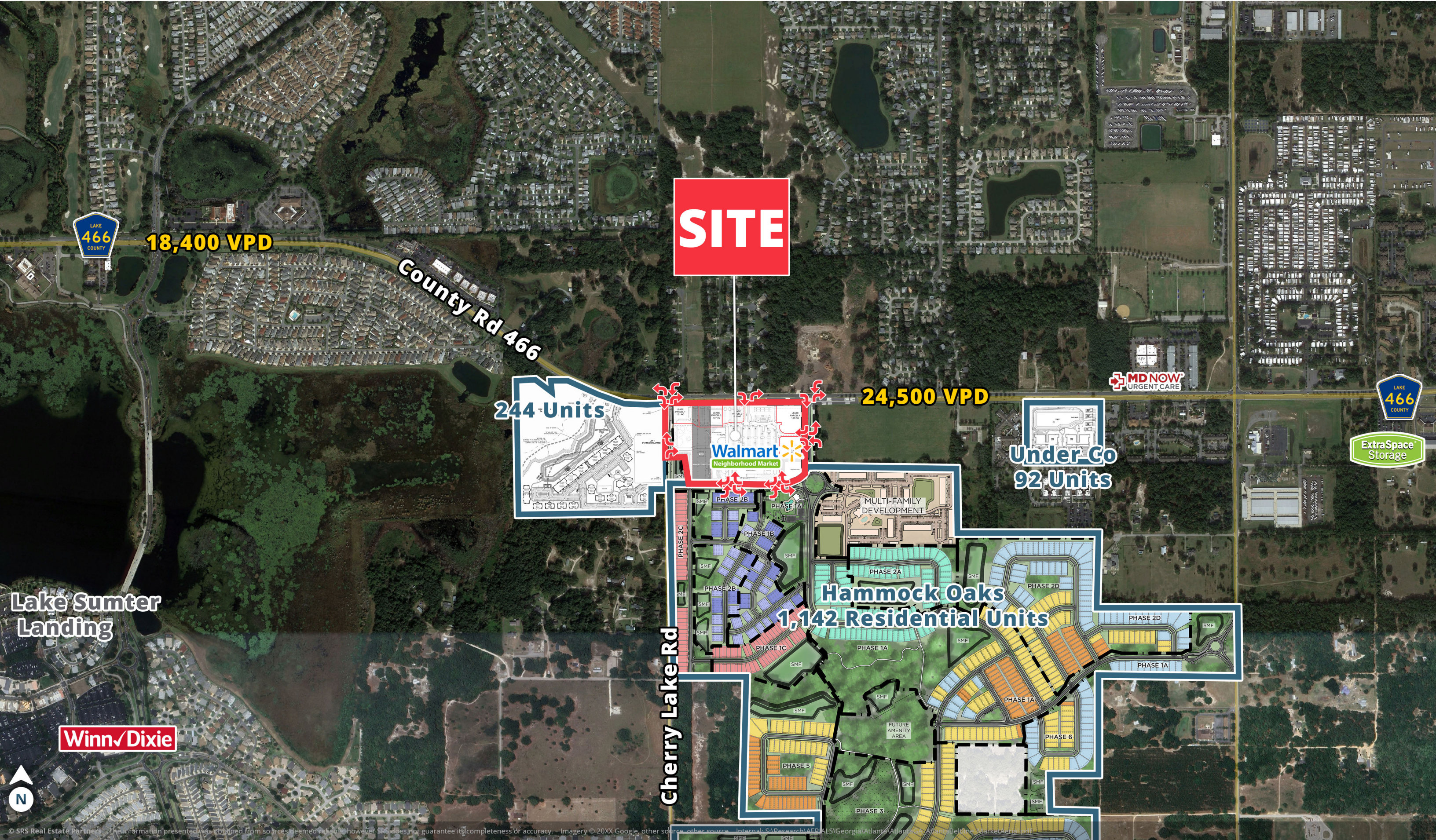
Year: 2024 | Source: FDOT

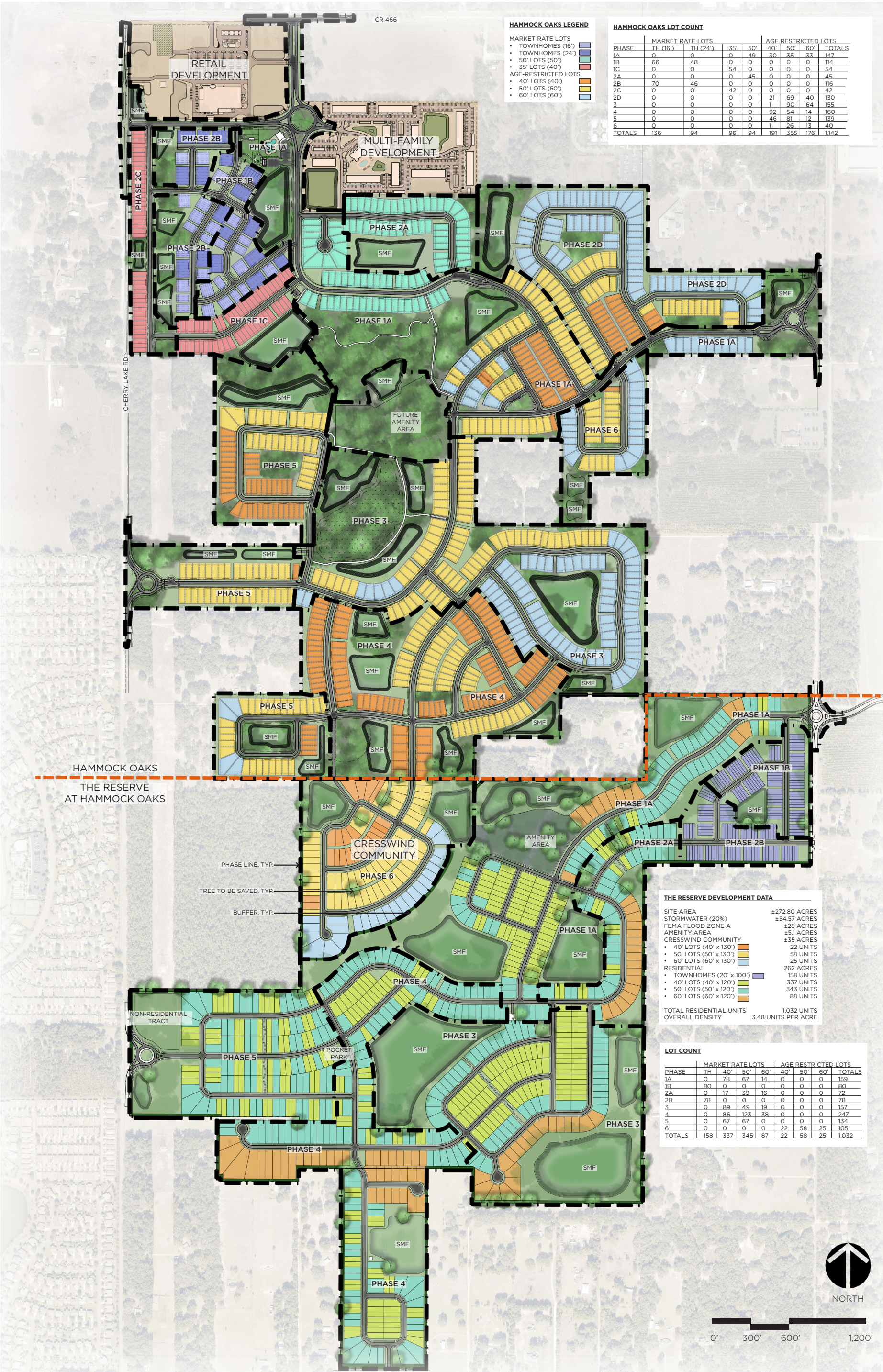
24,500 VPD
30,500 VPD

Cherry Lake Rd & CR 466

Lady Lake, FL

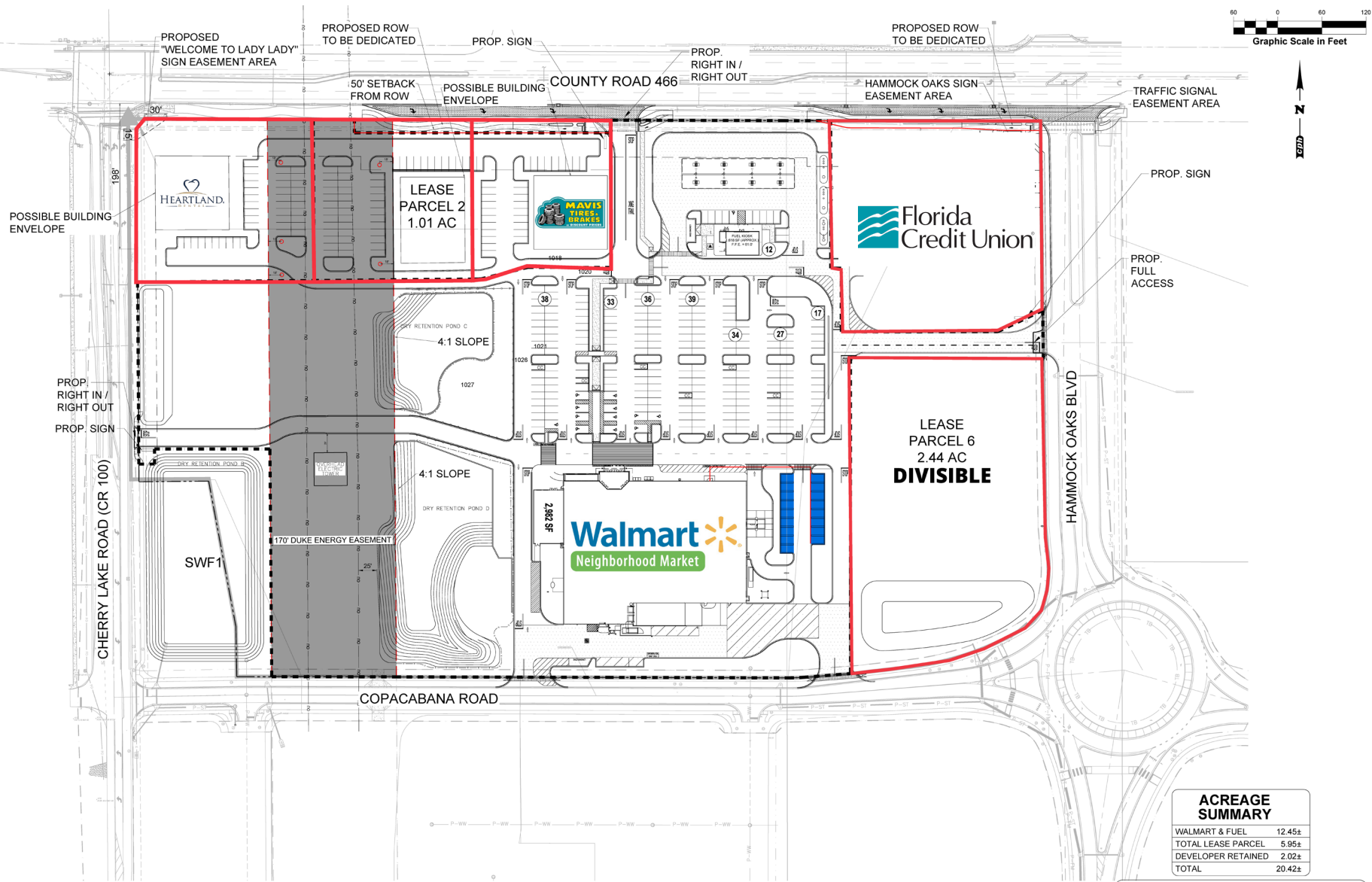






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ACREAGE SUMMARY	
WALMART & FUEL	12.45±
TOTAL LEASE PARCEL	5.95±
DEVELOPER RETAINED	2.02±
TOTAL	20.42±

PARKING RATIO			
	BUILDING SQ. FT.	NO. of SPACES	RATIO
PROP. WALMART	45,603±	244	5.35 / 1000 S.F.
PROP. FUEL	1,618±	12	7.4 / 1000 S.F.
OVERALL PLAZA	—±	—	— / 1000 S.F.
TOTAL	47,221±	256	4.50 / 1000 S.F.

TOTAL PARKING SPACES WITHIN 150 FEET OF ENTRY IS 55 STALLS.

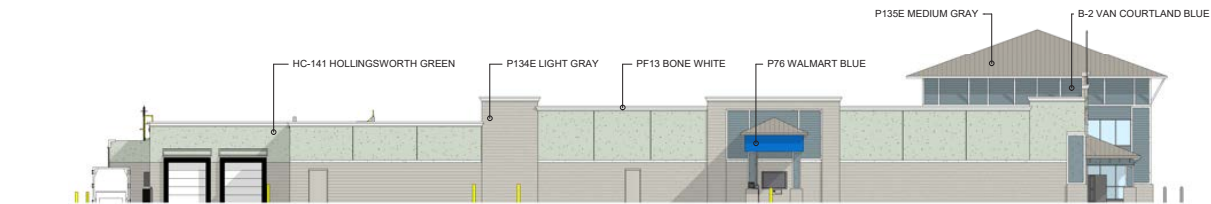
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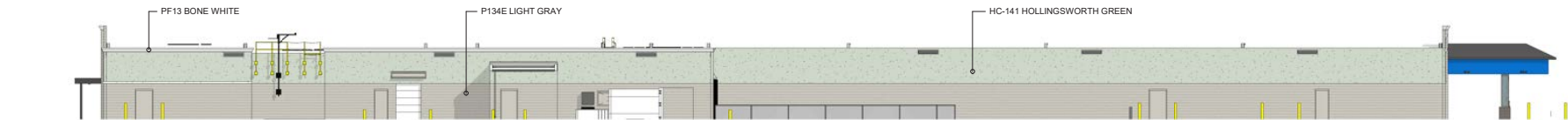


Walmart Neighborhood Market Pad Sites

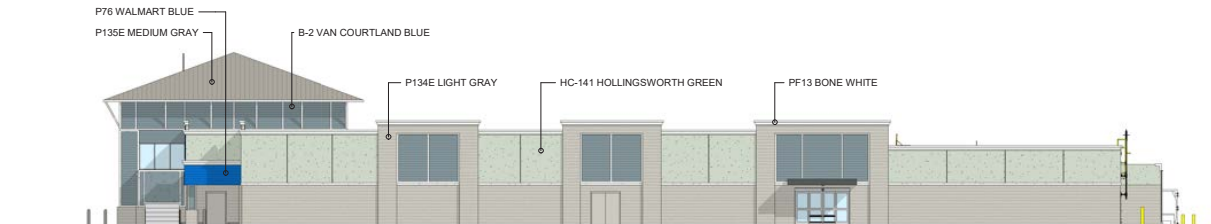
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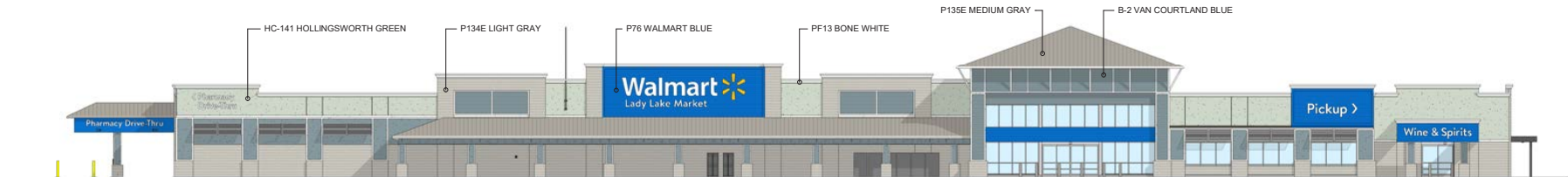
4 SIDE ELEVATION BOD
1/16" = 1'-0"



3 REAR ELEVATION BOD
1/16" = 1'-0"



2 SIDE ELEVATION BOD
1/16" = 1'-0"



1 FRONT ELEVATION BOD
1/16" = 1'-0"

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DEMOGRAPHIC HIGHLIGHTS

1 MILE

5,887	6,027	\$103,649	3,319
Population	Total Daytime Population	Average Household Income	Total Households

3 MILES

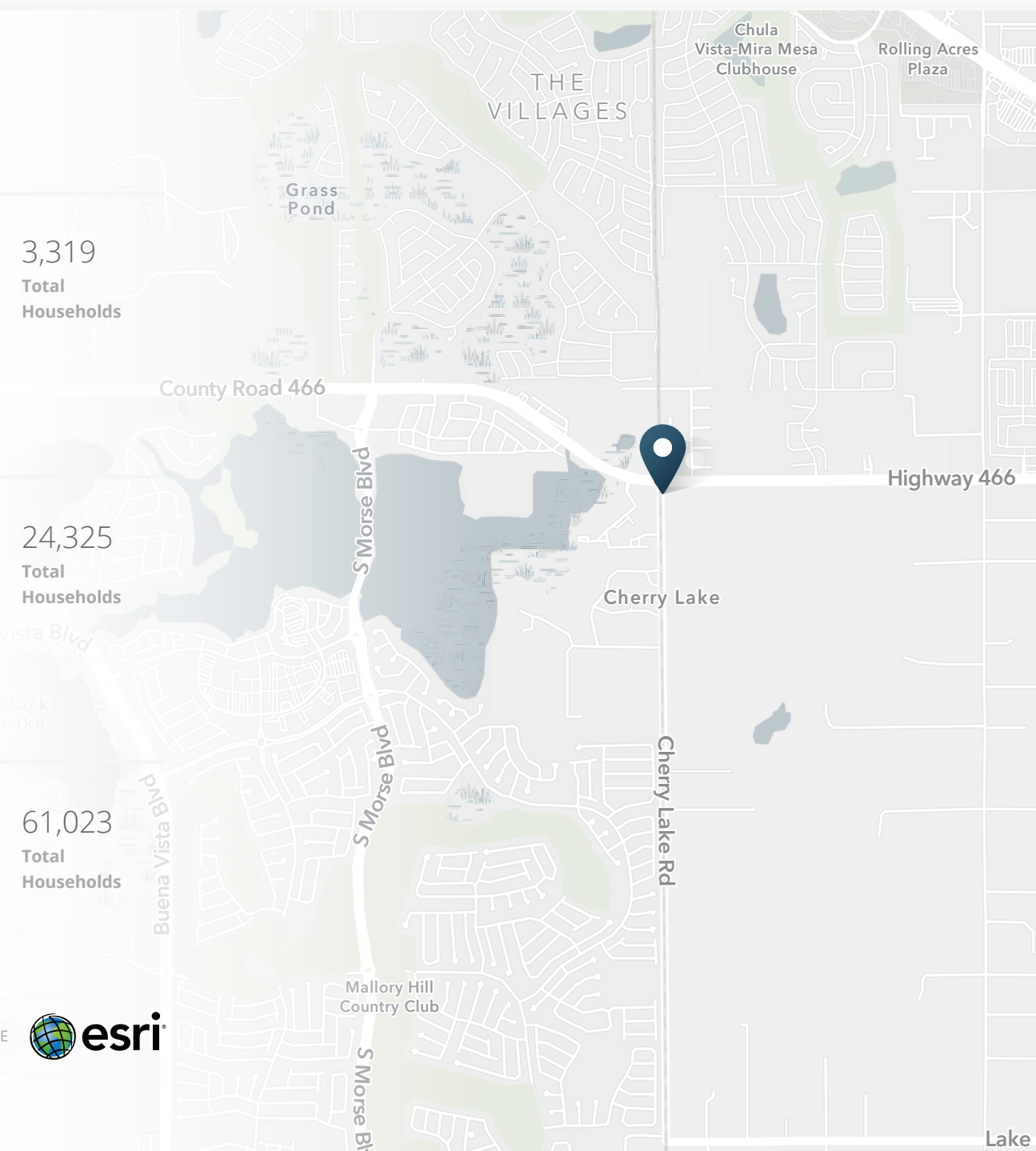
43,025	54,803	\$92,478	24,325
Population	Total Daytime Population	Average Household Income	Total Households

5 MILES

112,365	124,512	\$98,790	61,023
Population	Total Daytime Population	Average Household Income	Total Households

> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE





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