

# PARK PLACE AT HEATHROW



## International Pkwy. & CR-46A at I-4, Lake Mary, FL





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**SIZE:** 35 acre mixed-use development, comprised of 70,000± SF of retail/bank/restaurant space; 100,000± SF of office space; the Marriott Hotel & Conference Center (307 rooms); and Residence Inn by Marriott (119 suites)

**POPULATION:** 1 Mile: 9,002    3 Mile: 57,467    5 Mile: 118,620

**AVERAGE HOUSEHOLD INCOME:** 1 Mile: \$136,832    3 Mile: \$151,447    5 Mile: \$141,170

**TRAFFIC COUNT:**    **H.E. Thomas, Jr. Parkway (CR 46A):** 16,100± ADT  
**International Parkway:** 14,500± ADT  
**I-4:** 170,500± ADT

**JOIN:**

- Marriott
- Residence Inn
- The UPS Store

- Terra Mia Italian Restaurant
- FishBones
- Zacapa Mexican Restaurant

- Friendly Confiners Sports Restaurant
- F&D Prime Modern Steakhouse
- Hili Fitness

## PROPERTY HIGHLIGHTS:

- Heathrow is an affluent trade area, located on the I-4 corridor in a northern suburban community in the Greater Orlando marketplace. Just off I-4, Park Place has excellent access to and visibility from I-4.
- Park Place is centrally located, at the intersection of H.E. Thomas, Jr. Parkway (CR 46A) and International Parkway. This prime location provides frontage, as well ingress/egress on both roads.
- This development is surrounded by major businesses and other generators which include: AAA campus, Seminole State College, upscale shopping centers, hotels and over 1 million SF of office space.

## FOR LEASING INFORMATION



**INVESTMENT MANAGEMENT ASSOCIATES**  
 2151 S. Le Jeune Road, Suite 202  
 Coral Gables, FL 33134

T: 305.661.0110 | [www.ima-re.com](http://www.ima-re.com)



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