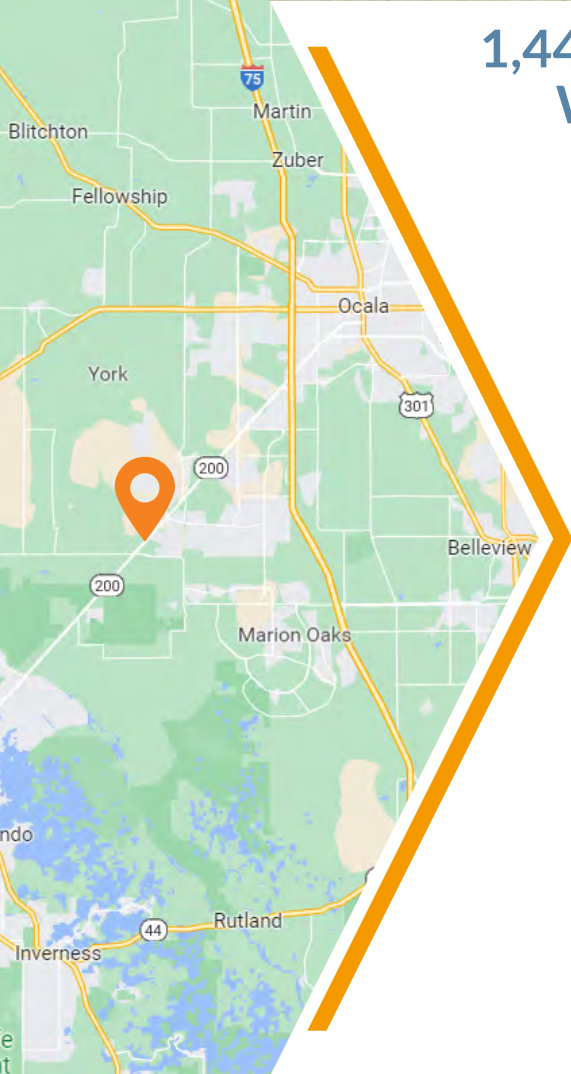


# TRIPLE CROWN PLAZA

11100 SW 93rd Court Rd., Ocala, FL 34481



## 1,440 SF - 3,837 SF RETAIL SPACES AVAILABLE WITH DIRECT FRONTAGE ON HWY 200

- » Located near Oak Run Country Club, a 55+ community with over 3,500 homes
- » Across from AdventHealth TimberRidge ER
- » Minutes from the world-famous Equestrian Hotel
- » Adjacent to busy 200,000 SF Walmart Supercenter
- » Surrounded by affluent retirement communities
- » Strong tenant mix - join IHOP and Beef O' Brady's
- » 2024 Traffic Counts: 28,500 AADT Hwy 200

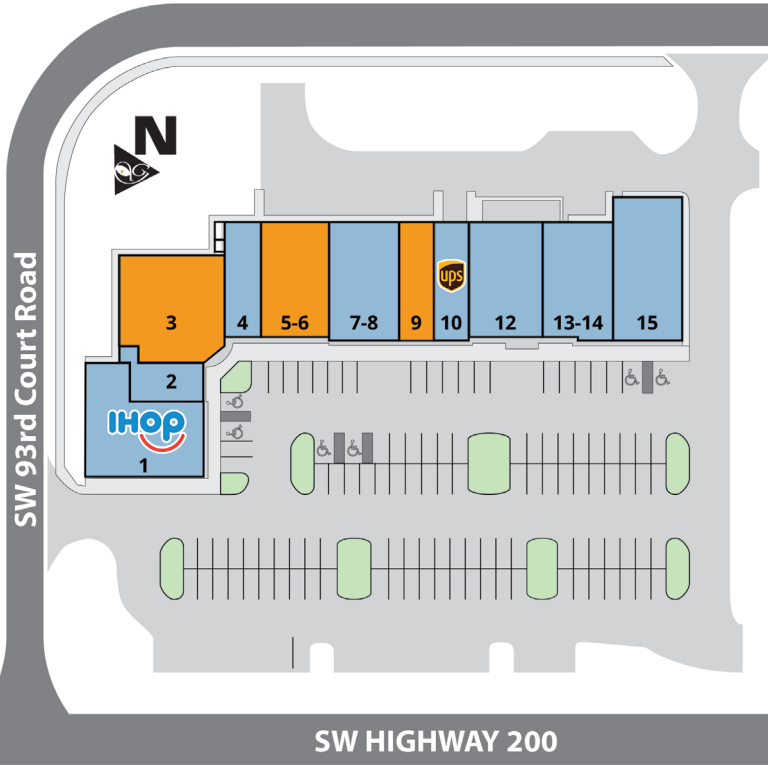
Demographics	1-mile	3-mile	5-mile
2025 Population	2,319	24,245	55,955
Daytime Employment	1,956	4,361	6,836
Average HH Income	\$61,452	\$72,946	\$79,102
Median Age	73.7	71.9	65.8

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SUITE	TENANT	SF
1	IHOP	3,588
2	The Lodge Barbershop	1,200
3	AVAILABLE	3,837
4	Jay Berry Signs	1,496
5-6	AVAILABLE	2,776
7-8	Amscot	2,880
9	AVAILABLE	1,440
10	UPS	1,440
12	Beef 'O' Brady's	3,006
13-14	VIPcare	2,891
15	MyEyeDr.	3,421



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