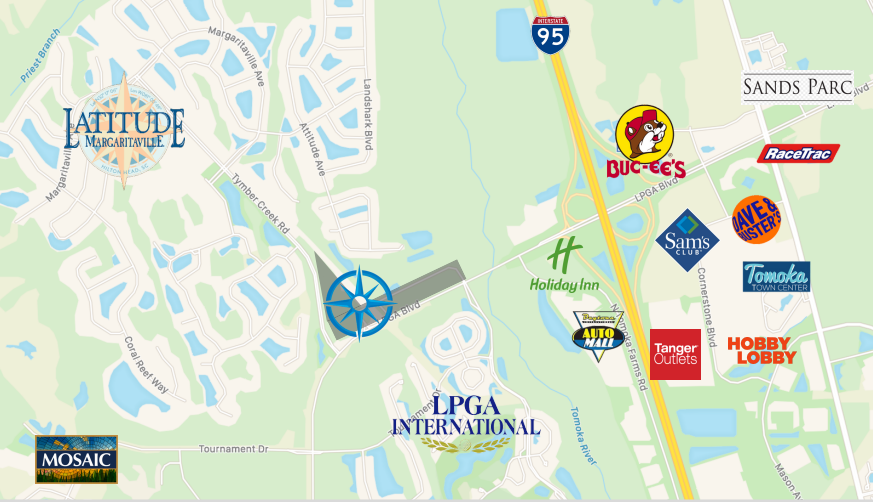


LATITUDE LANDINGS

2630 LPGA Blvd
Daytona Beach, FL, 32124

SUTTON

PROPERTIES INC
NOW LEASING PHASE II



THE PROPERTY

- **Publix Anchored Shopping Center** adjacent to Minto Communities, **Latitude Margaritaville® with 3,900 new homes**
- Multiple access points including **Two Signalized Intersections**
- **3,500+** homes sold to date
- Excellent access to I-95 North/South and I-4 East/West
- Approximately **2,500 feet** of frontage on LPGA Boulevard
- **High Visibility Outparcel Opportunities Available (ground lease or built-to-suit)**
- Explosive Growth Area
- **Now Leasing Phase II**
 - Retail/Restaurant Space
 - Medical/Office Space
- **Great Tenant Mix:** Publix, Anejo Cantina, The UPS Store, Blue Ocean Dermatology, Paradise Animal Clinic of Daytona, Space Coast Credit Union, and more!

DEMOGRAPHICS

3 mi 5 mi 7 mi

Daytime Population 21,488 83,530 245,766

Population 16,617 73,363 147,102

Avg. HH Income \$85,146 \$74,443 \$71,533

Median Age 39 42.1 45.2

FOR LEASING INFORMATION CONTACT:

Robert Sutton 727.492.6635 · Rsutton@Suttonprop.com
Jack Sutton 727.259.4333 · Jsutton@Suttonprop.com

