

HEATHER ISLAND SHOPPING CENTER



Retail Spaces For Lease

7878 SE Maricamp Road
Ocala, Florida 34472

- The property features 2,400 SF of retail space available for lease, offering excellent street frontage, multiple access points, and a prominent position within the primary retail corridor serving Silver Springs Shores.
- Located in a dominant retail node within a supply-constrained submarket.
- Surrounded by strong residential density, providing a built-in customer base.
- Join national retailers including anchor tenant Publix, along with Dollar Tree, McDonald's, H&R Block, Domino's, AT&T, and Amscot Financial at Heather Island Shopping Center in Ocala.

For further information

Nick Robinson
Senior Vice President
352 565 4517
nick.robinson@avisonyoung.com

Nick Mastro
Senior Associate
813 444 5334
nick.mastro@avisonyoung.com

**AVISON
YOUNG**

Property summary

Heather Island Shopping Center
Ocala, FL

Parcel ID	9009-0000-12
Property address	7878 SE Maricamp Road
Parking	5.64/1,000 SF
Total available sf	2,400 SF
Building type	Retail
Total land area (ac)	10.86 AC



BUILDING SIZE
70,970 SF



VISIBILITY
Excellent



PARKING
Ample



ANCHOR TENANT
Publix



Aerial map

Heather Island Shopping Center
Ocala, FL



FAMILY DOLLAR verizon
O'Reilly AUTO PARTS SUBWAY
Hungry Howie's Little Caesars Dugout Family Sports Bar and Grill

Public Storage

W

CVS pharmacy

Walmart
Save money. Live better.

National Home Improvement Store
coming soon

subject property

DOLLAR TREE

TACO BELL
Auto Zone

BRIDGESTONE

Wendy's

TSC TRACTOR SUPPLY CO

Coming soon
CHIPOTLE MEXICAN GRILL HEARTLAND

Roost
CONEY & BUNITS

7 ELEVEN

CALIBER CAR WASH

Pine Road: 3,900 AADT

Save a lot food stores
Pizza Hut
Advance Auto Parts

ALDI

Greenway Elementary School

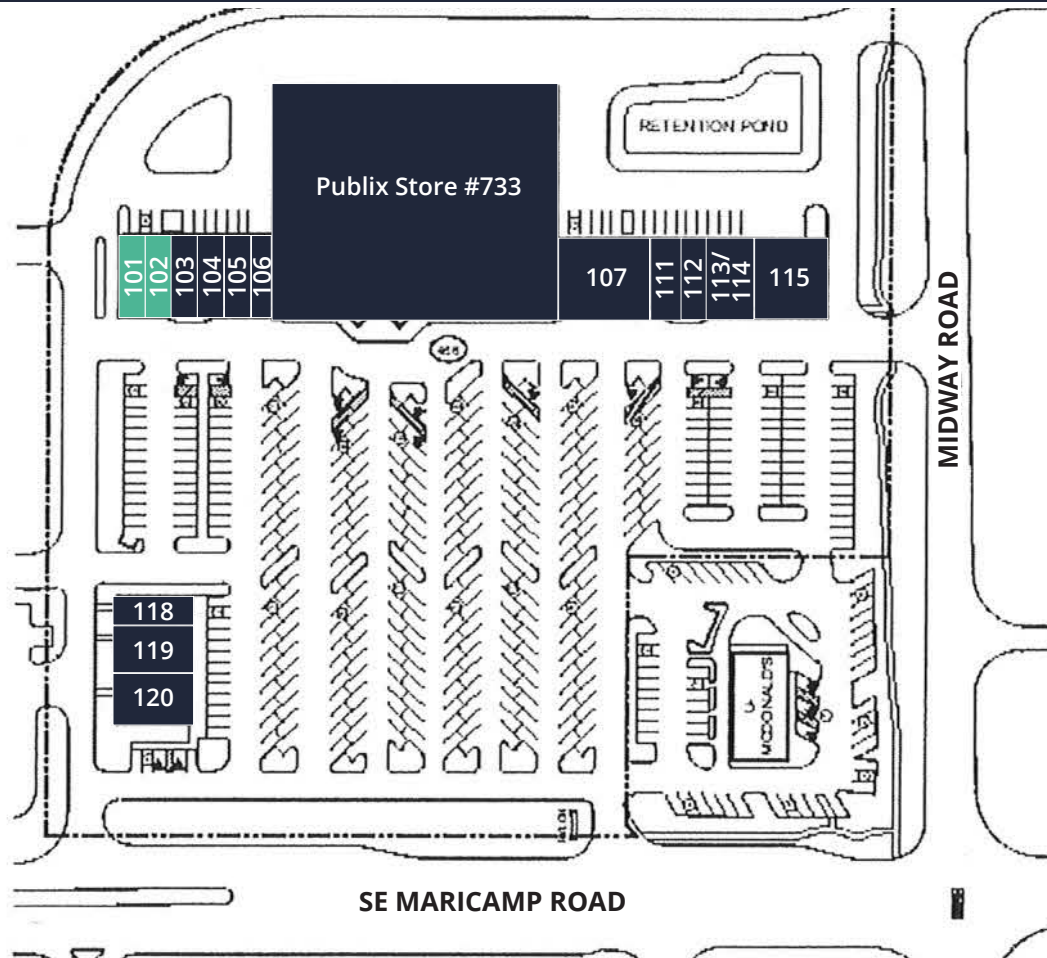
Midway Road: 2,100 AADT

Bahia Road: 3,400 AADT

SE Maricamp Road: 15,700 AADT

Site plan

Heather Island Shopping Center
Ocala, FL

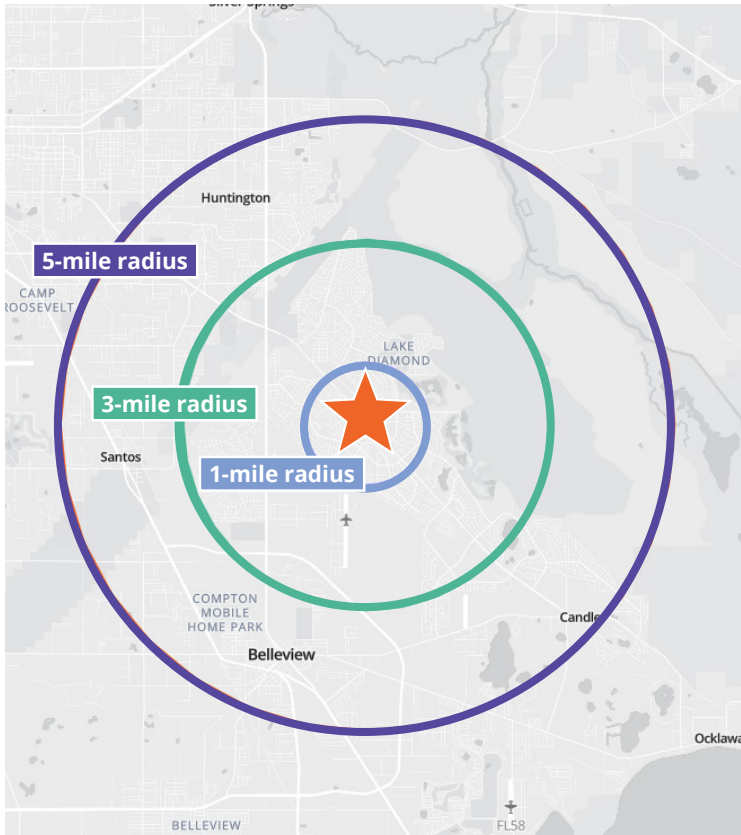


TENANT ROSTER

101 - AVAILABLE	1,200 SF
102 - AVAILABLE	1,200 SF
103 - First Walk	1,200 SF
104 - H+R Block	1,200 SF
105 - Mary's Cuban Kitchen	1,200 SF
106 - Publix Liquor	1,200 SF
Publix Store #733	44,270 SF
107 - VIP Care	4,200 SF
111 - Hibachi Express	1,800 SF
112 - Lovely Nails	1,200 SF
113/114 - VIP Urgent Care	2,400 SF
115 - Darrell's Diner	3,600 SF
118 - Domino's	1,290 SF
119 - AT&T	2,510 SF
120 - Amscot	2,500 SF

Demographics

Heather Island Shopping Center
Ocala, FL



Population: Over 68,000 people within a five mile radius.



Density: Over 26,000 households within a five mile radius.



Income: Average household income of \$93,931 within a five mile radius.



Home Value: Median home value of \$242,297 within a five mile radius.



Employment: Employment population of over 11,000 within a five mile radius.

Population	1 Miles	3 Miles	5 Miles
Total population	8,069	33,476	68,690
Median age	36	36	40
Households & Income	1 Miles	3 Miles	5 Miles
Total households	2,848	11,958	26,122
Average HH income	\$73,614	\$67,598	\$93,931
Median house value	\$252,765	\$234,927	\$242,297
Businesses	1 Miles	3 Miles	5 Miles
Total businesses	206	929	2,449
Total employees	1,618	4,939	11,380

**If you would like to discuss this further,
please get in touch.**



Nick Robinson, Senior Vice President

352. 565. 4517

nick.robinson@avisonyoung.com



Nick Mastro, Senior Associate

813. 444. 5334

nick.mastro@avisonyoung.com

Visit us online

avisonyoung.com

© 2026 Avison Young – Florida, LLC. All rights reserved.

E. & O.E.: The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Avison Young.

**AVISON
YOUNG**