



Merchants Walk

Lakeland, FL

Lakeland-Winter Haven (FL)



Spencer Phelps
Leasing Representative
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Merchants Walk

Lakeland, FL

www.kimcorealty.com/101230



AERIAL



GROSS LEASABLE AREA (GLA)

236,522 SF

PARKING SPACES

1,126

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DENSITY AERIAL

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■ Available ● Curbside Pick-up



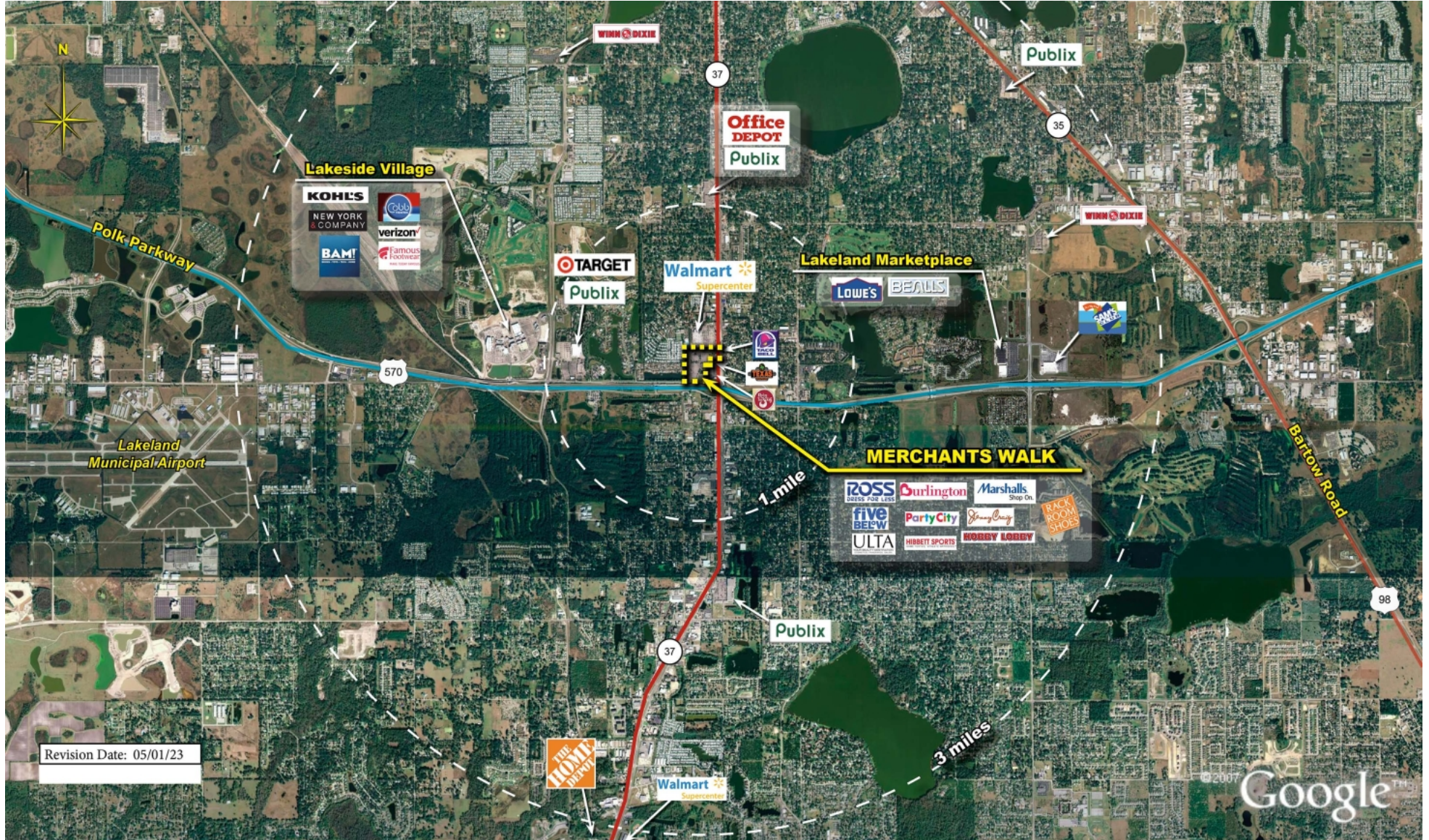
	TENANT	SQ FT
1	Hobby Lobby	53,271
2	Supercuts	1,470
3	Da Lat Town, Vietnamese [...]	3,200
4	Party City	13,200
5	T-Mobile	2,000
6	Golden Defender Agency	2,000
7	The Smile Mission	3,950
8	Rack Room Shoes	4,950
9	Firehouse Subs	2,250
10	Available	1,800
11	Tranquility Nails Spa	2,251
12	Burlington	25,191
12A	Five Below	9,575
13	America's Best Contacts & [...]	4,402
14	Massage Envy	3,048
15	Spencer Gifts	3,700
16	Marshalls	27,054
17	Ulta	9,360
18	Grapevine Fine Wine & Spirits	4,800
19	Ross Dress for Less	30,846
20	Hibbett Sports	6,500
21	Keke's Breakfast Cafe	4,491
22	OneMain Financial	1,977
23	Randstad	1,088
24	Affordable Care	2,700
25	Miracle Ear	900
26	Il Forno	2,805
27	Jubilee Jewelers	925
28	Sport Clips	1,475
29	Food + Beer	5,344

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

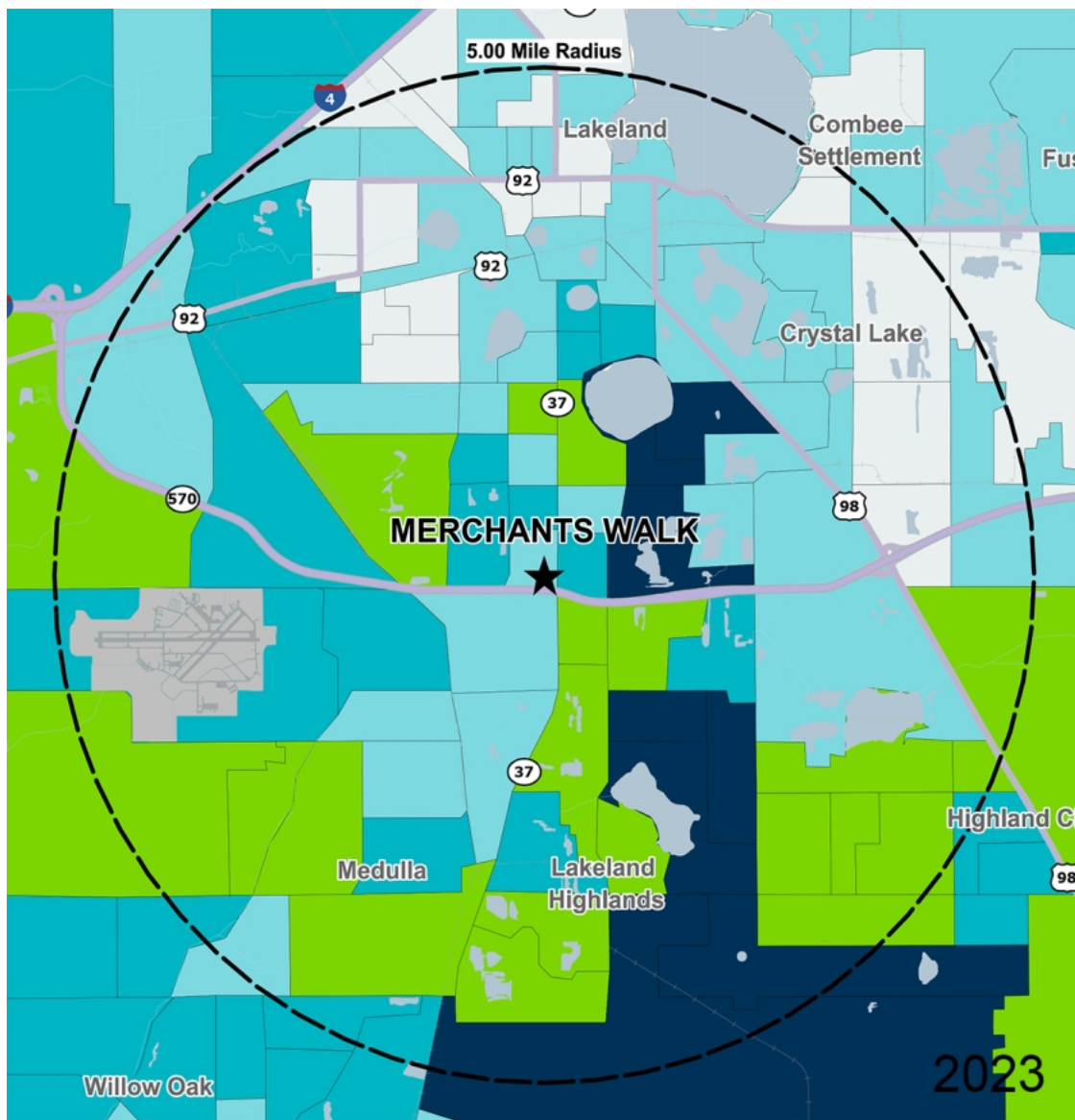
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COMPETITION MAP



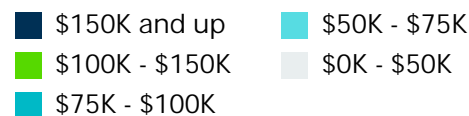
by Block Group

Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	9,978	65,710	155,188
Daytime Pop	11,573	75,751	180,931
Households	4,399	27,438	60,270
Average HH Income	\$78,872	\$88,392	\$81,559
Median HH Income	\$60,211	\$62,183	\$59,122
Per Capita Income	\$34,988	\$37,271	\$31,983

Average Household Income

Popstats, 4Q 2022, Trade Area Systems



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S. Florida Ave. (SR 37) & Drane Field Rd., Lakeland, FL



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