

Clermont Town Center

Clermont, Florida | 223,654 square feet



Anchored by Home Depot, Clermont Town Center enjoys an exceptional location one mile east of U.S. 27 in a high-growth market west of Orlando. The center's position facing State Route 50 provides great visibility and access from the market's major east-west thoroughfare where the average daily traffic count is 54,294, with an additional 15,366 cars traveling on Citrus Tower Blvd. every day. The population in Clermont Town Center's primary trade area within a five-mile radius is 95,714.

Leasing Contact

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Key Tenants



Shadow Anchor

Publix



HomeGoods

Great Clips



Key Demographics

	5-Mile Radius	Median Age	41 years
Population		Daytime Demographics	
Current Estimated Population	95,714	Number of Businesses	1,803
Projected Population (5 Years)	107,561	Number of Employees	19,514
Households		Total Daytime Population	78,706
Current Estimated Households	34,728	Consumer Expenditures	
Projected Households (5 Years)	38,978	Total Retail Expenditures	\$893.74M
Income			
Average Household Income	\$93,341		
Household Income \$75,000+	53%		

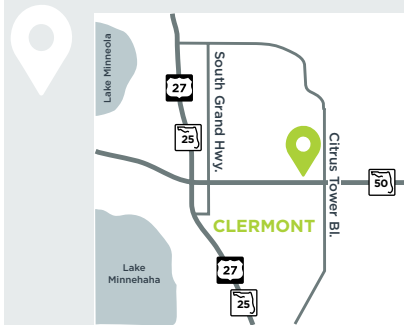
Location

State Route 50 at Citrus Tower Boulevard, Clermont, Florida (28.548103, -81.724795)

[Click to navigate to Google Maps](#)

Traffic Counts

SR-50: 54,294
 Citrus Tower Boulevard: 15,366
 US-27: 35,664

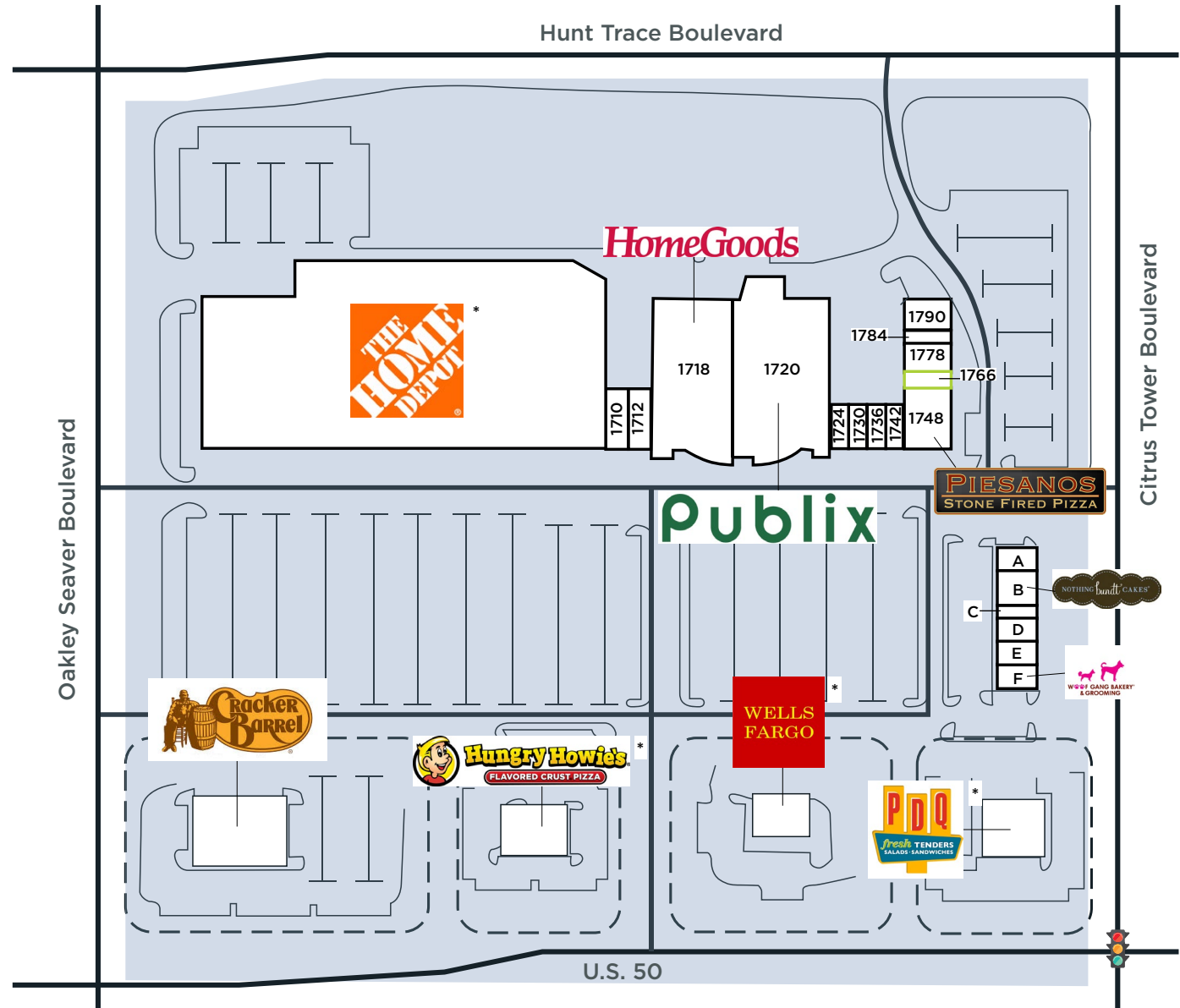


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Space	Tenant	Size
1710	ERA Grizzard Real Estate	2,400 s.f.
1712	Clermont Bicycles	2,400 s.f.
1718	Home Goods	19,423 s.f.
1720	Publix	30,288 s.f.
1724	Urban Hair Lounge	1,500 s.f.
1730	Coliseum of Comics	1,500 s.f.
1736	Great Clips	1,500 s.f.
1742	Penthouse Cleaners	1,500 s.f.
1748	Piesanos Stone Pizza	4,800 s.f.
1766	AVAILABLE	1,200 s.f.
1778	Pinch-A-Penny	2,400 s.f.
1784	Hear Again America	1,200 s.f.
1790	Green Garden Oriental Restaurant	2,400 s.f.
A	Kumon Math and Reading Center of Clermont	1,500 s.f.
B	Nothing Bundt Cakes	2,100 s.f.
C	Tami Nails	900 s.f.
D	Clermont Jewelry	1,500 s.f.
E	Pet Vet 365	1,500 s.f.
F	Woof Gang Bakery	1,500 s.f.

*Owned by others



Inspired ideas. Integrated real estate solutions.

Tenant names, building sizes and shopping center configuration are subject to change.

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1/10/2024 | fctc-overview

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