

FOR LEASE

GARITO & CO

Justin Square

840 DELTONA BLVD, DELTONA, FL 32725

PROPERTY SPECS



**CALL
LEASE RATE**



**900- 7,800 SF
SPACE AVAILABLE**



**4,500 SF
MAX CONTIGUOUS**



**26,487 SF
GLA**

DEMOGRAPHICS

	RADIUS	3 MILE	5 MILE
	HOUSEHOLDS	21,674	38,104
	AVERAGE HH INCOME	\$76,100	\$76,514
	POPULATION	56,628	100,475

PROPERTY HIGHLIGHTS

- Situated in the fast-growing Orange City/Deltona area, which boasts a population of over 64,000 residents within a 10-minute drive
- Conveniently located near several major destinations, including the recently opened Volusia County Tax Collector's Office, Halifax Health Campus, Interstate 4, and an Amazon Fulfillment Center
- Features multiple signage opportunities for maximum visibility
- Recently had its parking lot resurfaced and striped for improved accessibility
- Recently improved canopy column lighting for dawn to dusk illumination
- (2) Locations for branding visibility with backlit lighting signage



BROOKE QUTTAINEH

✉ BROOKE@GARITOCO.COM

☎ 407.432.7675

🌐 GARITOCO.COM

DANIELLE ORVILLE

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☎ 330.360.9299

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Garito & Company LLC

14 E Washington St, 402, Orlando, FL 32801

+1 407 777 9660

www.garitoco.com





ENTERPRISE ROAD
20,100 AADT

DELTONA BLVD
11,300 AADT

UNIT	TENANT	SQFT
A	Tropical Image	1,200
B	AVAILABLE	1,200
C	AVAILABLE	1,200
D	AVAILABLE	1,200
E1	AVAILABLE	900
E2	Dripz4U	900
F1	Homelis Realty	900
F2	AVAILABLE	900

UNIT	TENANT	SQFT
G	Navy Recruitment Center	1,200
H	Marine Corps Recruitment Center	1,200
J	Silva Top Solutions	1,200
K	The House Next Door	1,600
M	WMA / miCare	2,800
N	AVAILABLE	1,200
O	Dehner Elite Arts	1,200
P	AVAILABLE- 2nd GEN COOLERS	1,200

UNIT	TENANT	SQFT
R	Forks and Fingers	1,200
S	Carol's Quilt Shop	1,200
T	Mission Sent Academy	1,200
V	Mission Sent Academy	1,200
W	AVAILABLE	1,200

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UNIT B

1,200 SF | UP TO 3,600 SF

UNIT DETAILS: SPACIOUS FRONT AREA, THREE (3) EXISTING ROOMS, ONE (1) PRIVATE SINK, ONE (1) RESTROOM, ADDITIONAL EXISTING PLUMBING

IDEAL USER: MEDICAL & SPA SERVICES



UNIT C

1,200 SF | UP TO 3,600 SF

UNIT DETAILS: FIVE (5) EXISTING ROOMS, ONE (1) ADA RESTROOM STORAGE CLOSET

IDEAL USER: MEDICAL, COWORKING/EXECUTIVE OFFICE SPACE, EDUCATION, BUSINESS OFFICE



UNIT D

1,200 SF | UP TO 3,600 SF

UNIT DETAILS: DROP CEILING, OPEN CONCEPT, ONE (1) ADA RESTROOM, ONE (1) SMALL ROOM OR STORAGE OR DRESSING ROOM

IDEAL USER: CONFERENCE SPACE, BUSINESS OFFICE, BOUTIQUE, CONSIGNMENT SHOP

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UNIT E1

900 SF

UNIT DETAILS: SPACIOUS FRONT AREA, INTERIOR SWINGING HALF DOOR, PRIVATE OFFICE, EXISTING SHOWER & DRAIN, ONE (1) ADA RESTROOM, STORAGE

IDEAL USER: BARBER, DOG GROOMER, CAFE, JUICE & SMOOTHIE SHOP, SPA SERVICES, NAIL SALON



UNIT F2

900 SF

UNIT DETAILS: WRAP-AROUND ADMINISTRATIVE DESK, (3) THREE ROOMS, (1) ONE RESTROOM (PREVIOUS LABORATORY TENANT)

IDEAL USER: MEDICAL, ACCOUNTANT, BUSINESS OFFICE



UNIT P

1,200 SF

UNIT DETAILS: DISPLAY CASE, TWO (2) FUNCTIONING COOLERS, ONE (1) RESTROOM, ONE (1) HAND SINK, EXISTING SHELVING

IDEAL USER: DESSERT SHOP, FLORIST, CAFE, JUICE & SMOOTHIE SHOP, GROCERY



UNIT W

1,200 SF

UNIT DETAILS: COMMUNICATIONS INFRASTRUCTURE (CAT 6), FIVE (5) EXISTING ROOMS, ONE (1) PRIVATE SINK, REAR ROOM COUNTERTOP, WATER FOUNTAIN TIE-IN, ONE (1) RESTROOM

IDEAL USER: MEDICAL, SPA SERVICES, BUSINESS OFFICE

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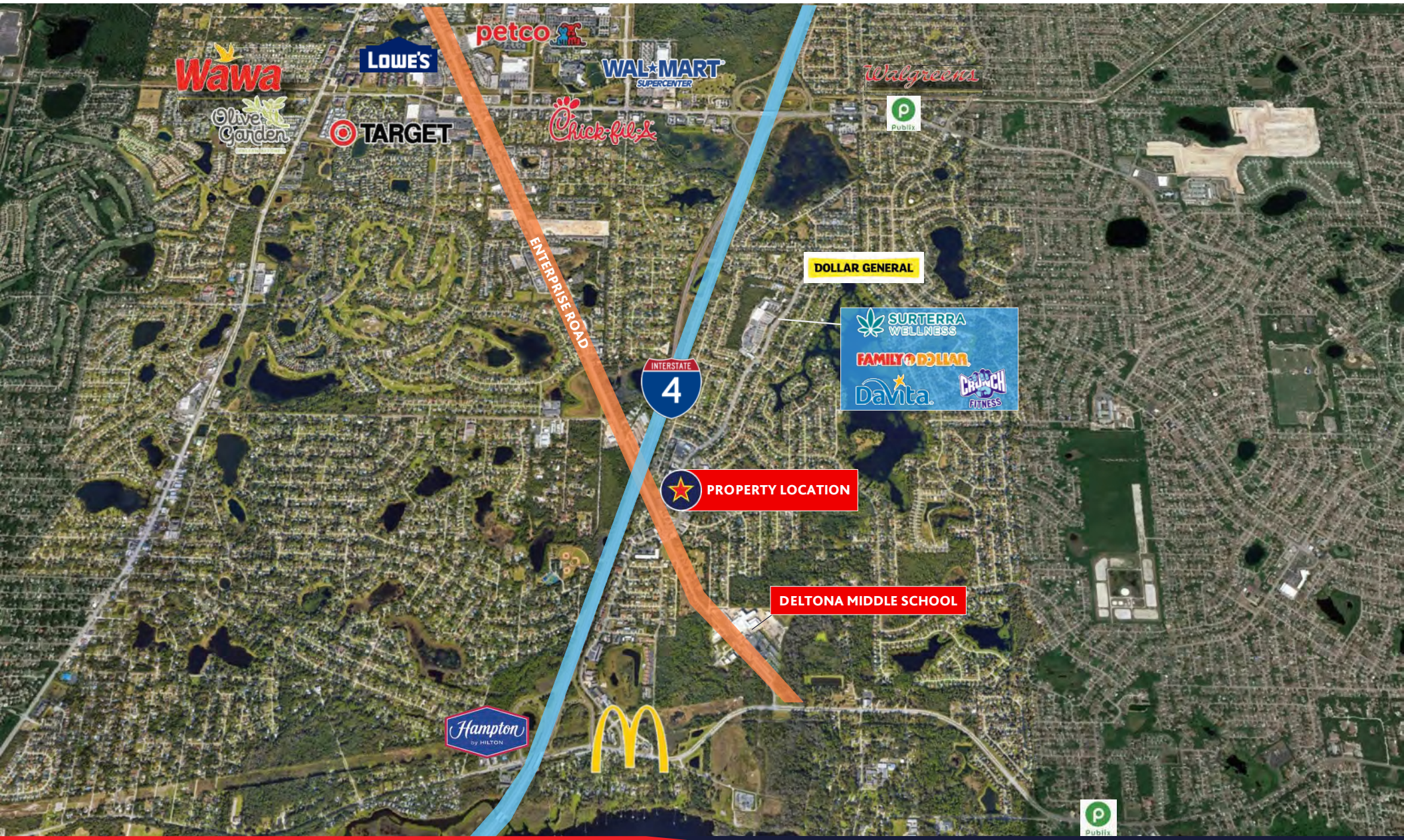
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AREA OVERVIEW



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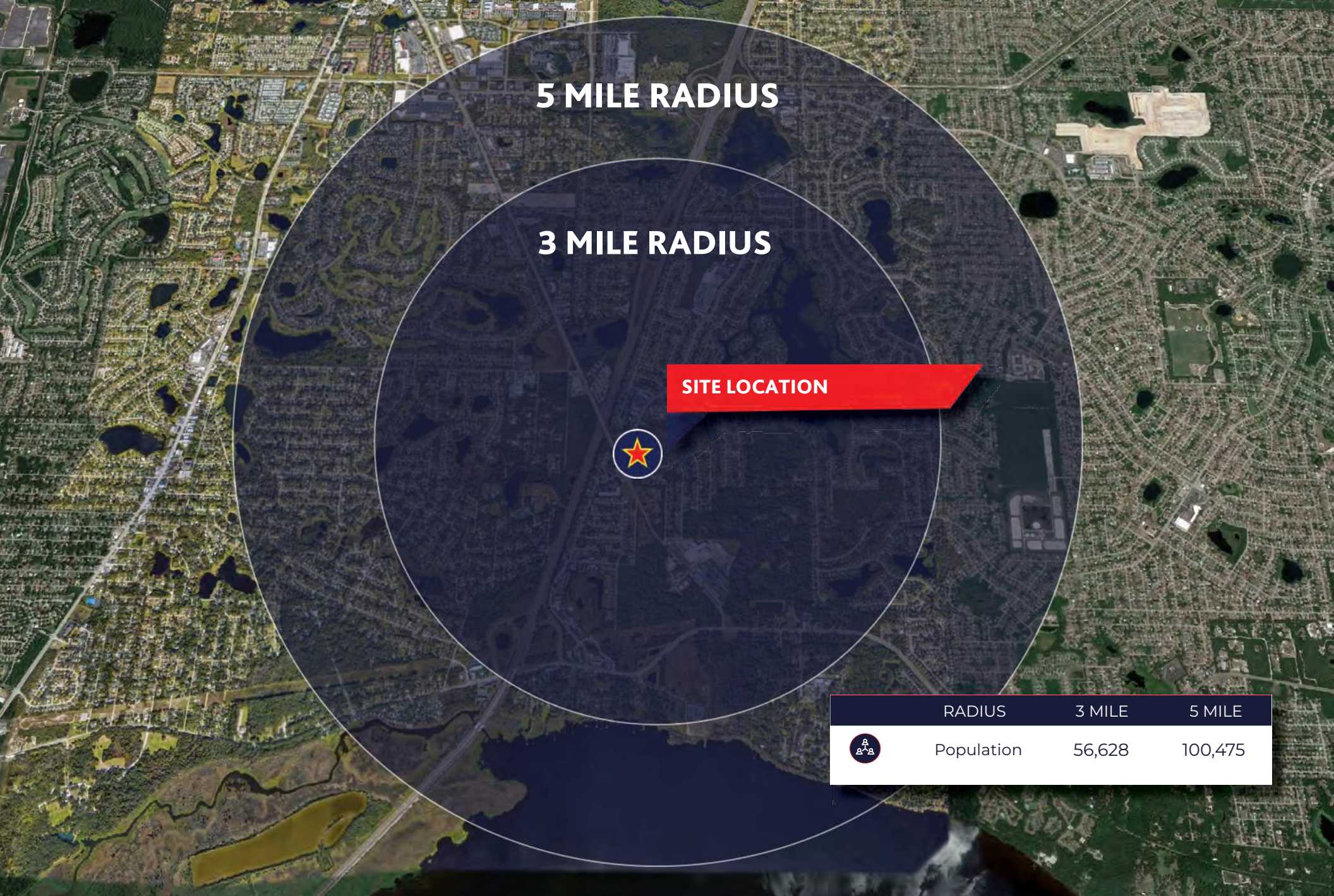
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