



AVAILABLE FOR SUBLEASE

944 Bichara Blvd
Lady Lake, FL 32159

PROPERTY HIGHLIGHTS

- Available: 23,856 SF
- 135' of frontage | 20' clear height
- Access to signalized intersection (35,000+ AADT)
- Aldi store opening - May 2026
- Delivery Immediately

Join



2025 DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	6,640	36,385	88,029
Median HH Income	\$55,246	\$65,621	\$69,793
Median Age	75.2	73.0	73.9

AREA TENANTS



MARKET AERIAL



ELIZABETH WRIGHT

561.699.2790

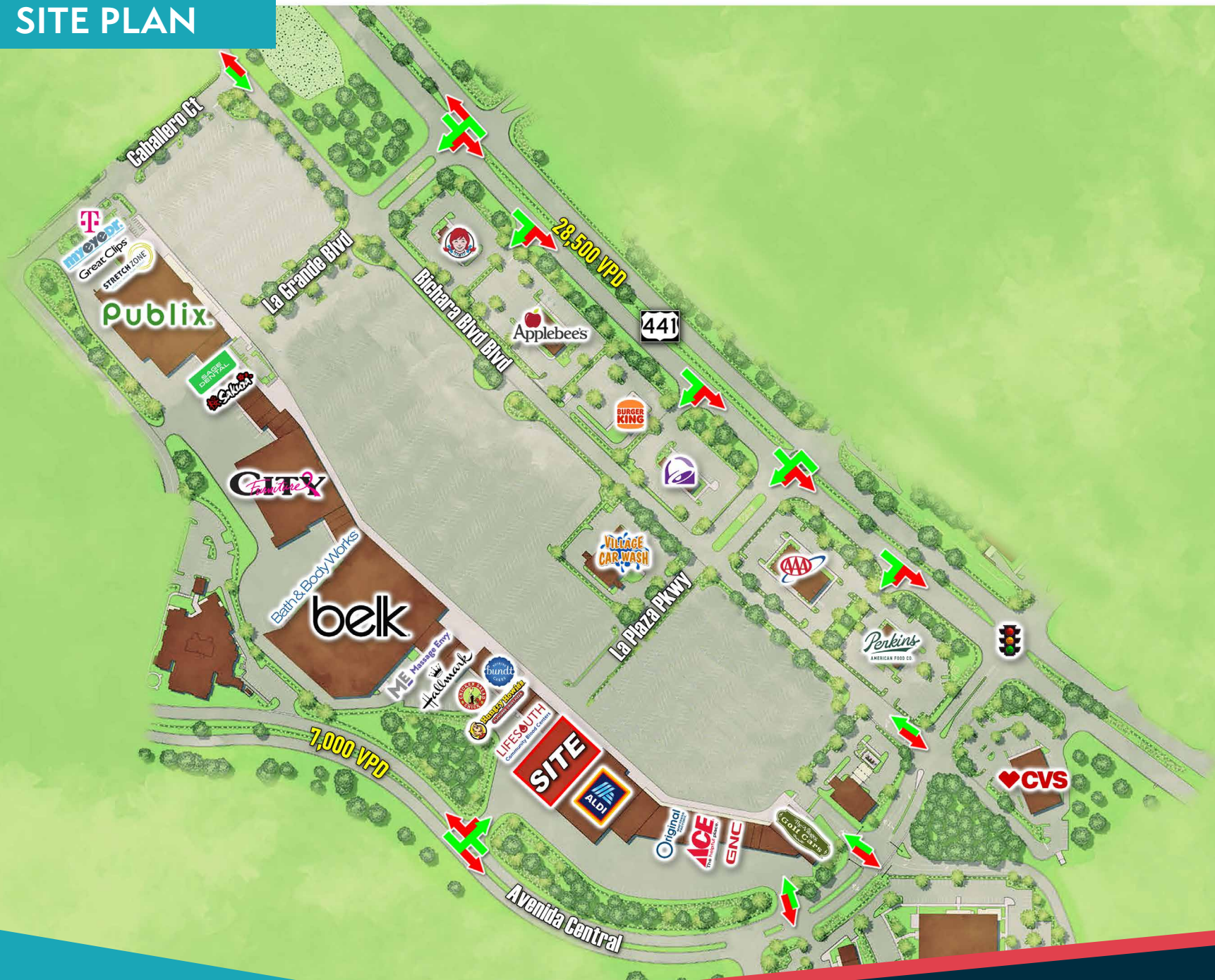
ewright@marketlinkcre.com

BRENT ANDREWS

772.708.1599

brent@marketlinkcre.com

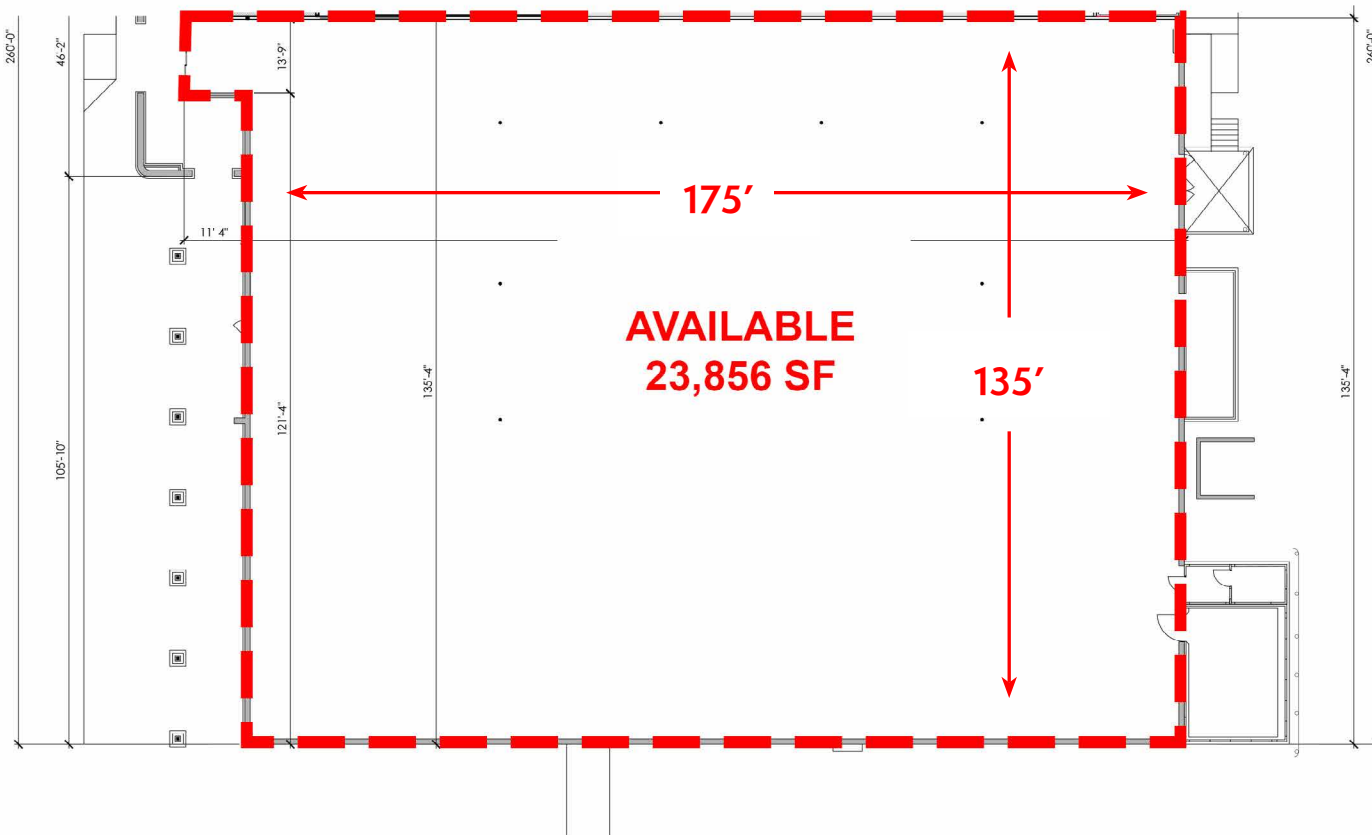
SITE PLAN



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FLOOR PLAN



2025 DEMOGRAPHICS

This map shows Marion County, Florida, with The Villages highlighted in red. The county boundary is shown in blue. Key features include:

- Location:** The Villages is marked with a red outline and a blue pin in the central part of the county.
- Geography:** The map shows various lakes, including Lake Miona, Lake Ella, and Lake Griffin. Major roads like SE Highway 42, E County Road 466, and Griffin Ave are visible.
- Scale:** A scale bar at the bottom left indicates distances of 0, 0.7, and 1.4 miles.
- Orientation:** A north arrow is located in the top right corner.



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