



FRIENDSHIP CENTER

8441 SW Hwy. 200
Ocala, FL 34481

AVAILABLE FOR LEASE

2,000 SF | 46,422 SF
Coming Summer 2026
and
Outparcel +/- .35 acres



PROPERTY FEATURES

- Average HH Net Worth (1 mile radius): \$1,822,427.
- At entrance to The Top of the World, adult 55+ "golf cart" community.
- In a major retail corridor in this area (Lowes, Big Lots, Walmart and Publix).
- Longevity of tenants; nearly half more than 10 years
- 21 tenants add shopping diversity.

KEY TENANTS



DEMOGRAPHICS

(2026 estimates)

	Population	Households	Average HH Net Worth	Median HH Net Worth	Average HH Income	Daytime Population
1 Mile	5,779	3,373	\$1,116,005	\$326,685	\$67,757	1,950
3 Miles	38,541	20,842	\$1,377,506	\$405,142	\$77,202	5,420
5 Miles	65,086	31,476	\$1,293,377	\$379,378	\$84,191	8,735

TRAFFIC COUNTS

32,500 VPD - on SW Hwy. 200, directly in front of the site.

VISITOR PROFILE

(Sept. 2025 - prior 12 months)

117.2K

of customers

525.3K

of visits

1pm -2pm

busiest time of day

40

minute dwell time

FRIDAY

busiest day of the week



BRIAN JONES

708 E. Colonial Drive, Suite 203
Orlando, FL 32803
Direct: 407.516.9405
bjones@selectstrat.com
www.selectstrat.com

SITE PLAN

Friendship Center

8441 SW Hwy. 200
Ocala, Florida 34481

Coming Summer 2026

46,422 SF

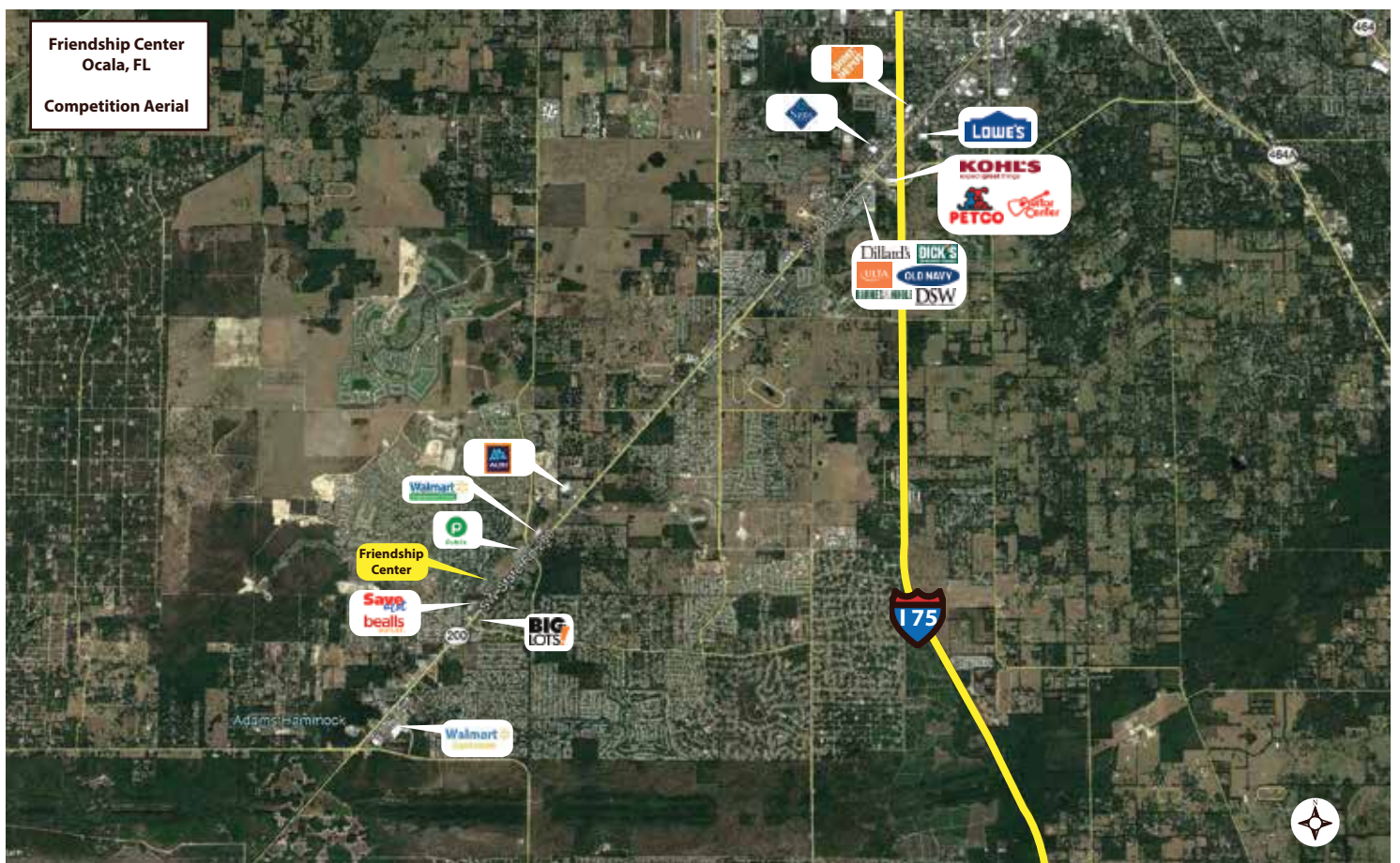


Suite	Tenant	SF
A	Available - Summer 2026	46,422
8447	Ocala Golf Cart Supercenter	9,504
101	Estate Jewelry & More	1,000
103	Friendship Barbers	1,000
105	Darrell's Diner	1,800
109	Hair to Impress Salon	1,600
113	Marty & Higgins Realty	1,200
115	Barbara Bucy, DMD	1,163
117	Ferro & Sons Insurance	2,000
121	Available - Summer 2026	2,000
131	Sky Nails	1,540
133	Pizza Hut	1,400
135	Ocala Cards & Gifts	2,546
139	B-Healthy Natural Foods	1,200
141	CORA Physical Therapy	2,600
145	H&B Block	1,400
147	El Mezcal - Mexican Restaurant	2,800
8505 A	Home Hardware	11,792
8505 B	Ocala Golf Cart Supercenter	10,638
Total		103,335



Brian Jones
407-516-9405
bjones@selectstrat.com

RETAIL AERIAL



Friendship Center
Ocala, FL

Competition Aerial