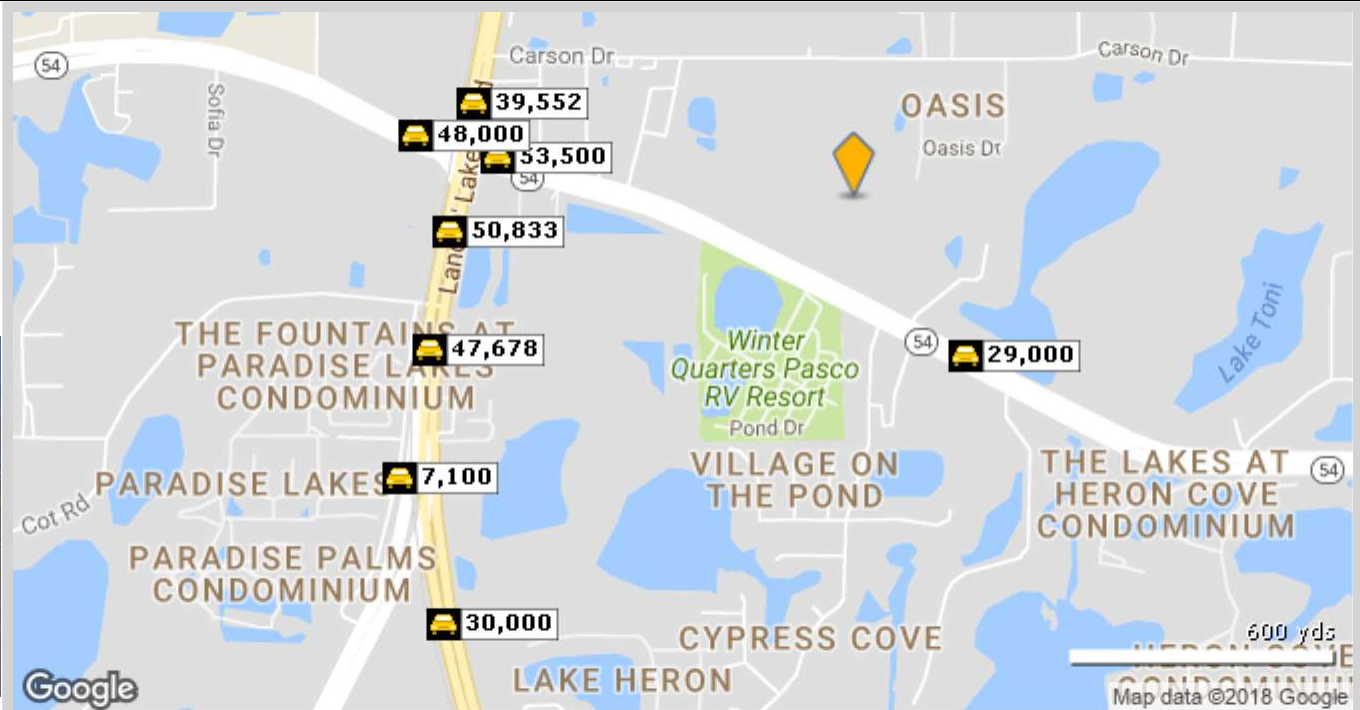


Traffic Count Report

Village Lakes Shopping Center

21503-21703 State Road 54, Land O Lakes, FL 34637

Building Type: **Shopping Center**
 Center Type: **Community Center**
 Center GLA: **196,455 SF**
 Year Built: **1987**
 Total Available: **3,955 SF**
 % Leased: **97.99%**
 Rent/SF/Yr: **Negotiable**



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	State Hwy 54	Daiquiri Ln	0.06 SE	2016	29,000	MPSI	.25
2	State Hwy 54	Land O Lakes Blvd	0.04 W	2017	53,500	MPSI	.47
3	Land O Lakes Blvd	Carson Dr	0.06 N	2016	43,500	MPSI	.51
4	Land O Lakes Blvd	Carson Dr	0.06 N	2014	39,552	MPSI	.51
5	Land O Lakes Blvd	Mariner Pl	0.02 N	2017	50,833	MPSI	.53
6	State Hwy 54	Land O Lakes Blvd	0.07 E	2017	48,000	MPSI	.58
7	Land O Lakes Blvd	Sunset Ct	0.03 N	2016	59,000	MPSI	.58
8	Land O Lakes Blvd	Sunset Ct	0.03 N	2014	47,678	MPSI	.58
9	Brinson Rd	Leonard Rd	0.23 N	2011	7,100	AADT	.69
10	Land O Lakes Blvd	Lake Floyd Dr	0.17 S	2016	30,000	MPSI	.77