



DeltonaVillage.com

New Mixed-Use Development



Ranked 4th on FORBES 2017 List of Fastest Growing Cities

FORBES 2017

Discover West Volusia

Conveniently located between Orlando and Daytona Beach, the West Volusia region encompasses 14 enchanted communities.



- | | |
|------------------|------------------|
| 1 Barberville | 8 Glenwood |
| 2 Cassadaga | 9 Lake Helen |
| 3 DeBary | 10 Orange City |
| 4 DeLand | 11 Osteen |
| 5 DeLeon Springs | 12 Pierson |
| 6 Deltona | 13 Seville |
| 7 Enterprise | 14 Volusia/Astor |

Welcome Home

Only in West Volusia



Blue Springs & DeLeon Springs State Parks

"Old Florida. Real Florida. Vibrant Florida."

Visit West Volusia



Historic Sugar Mill



Athens Theater



Stetson University

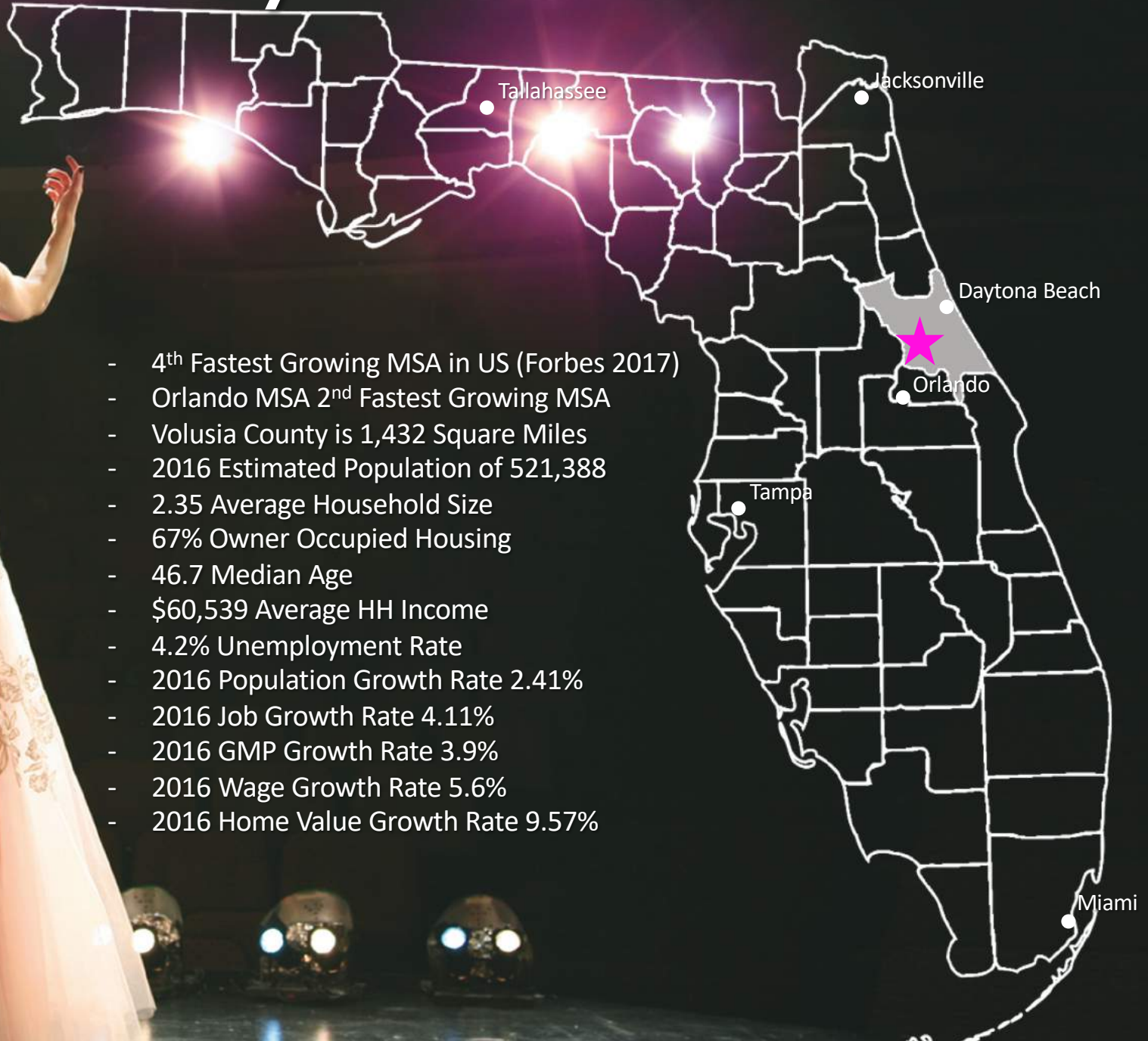


Art District



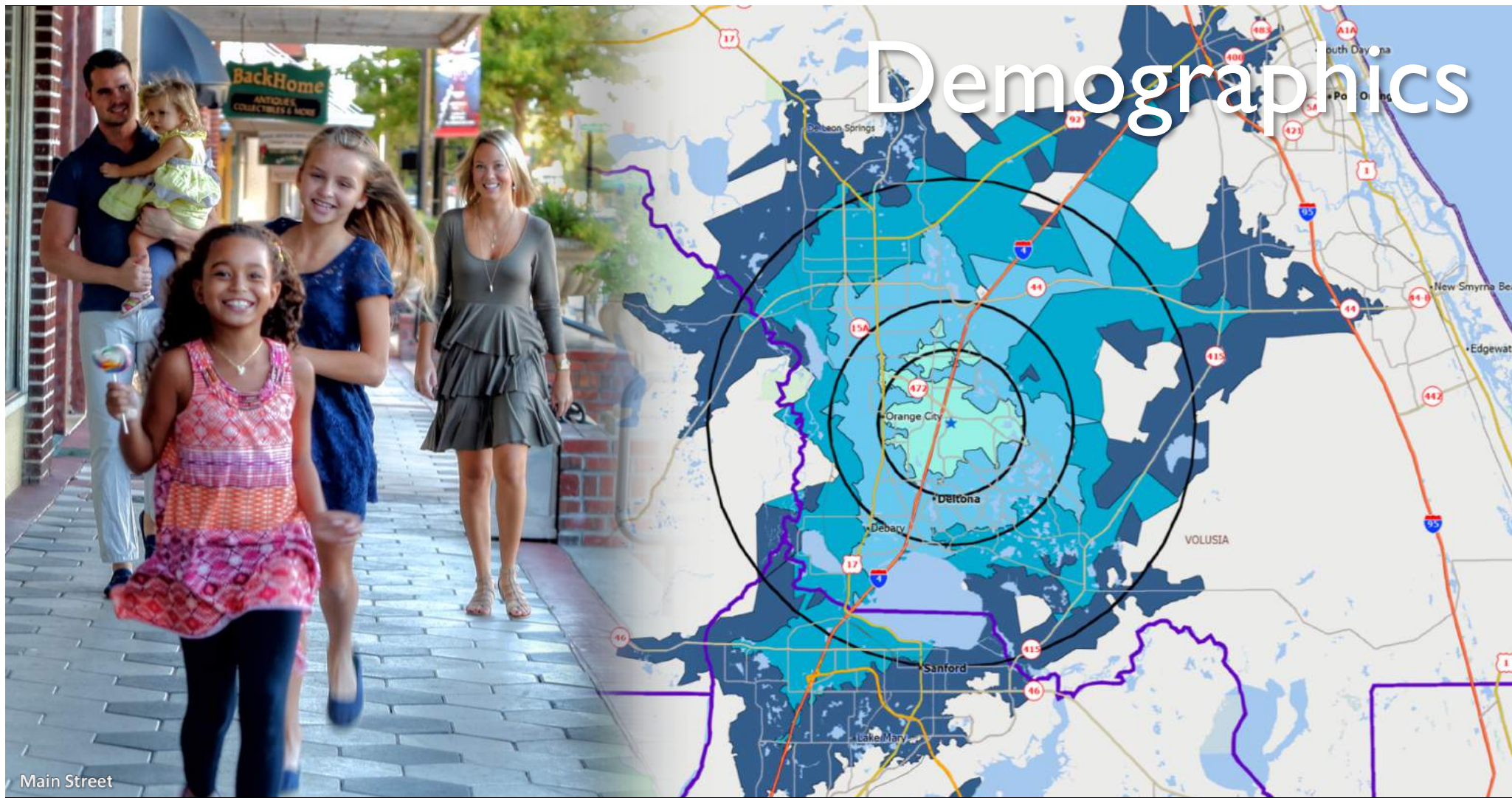
Florida's First "Main Street"

Volusia County – Heart of Florida



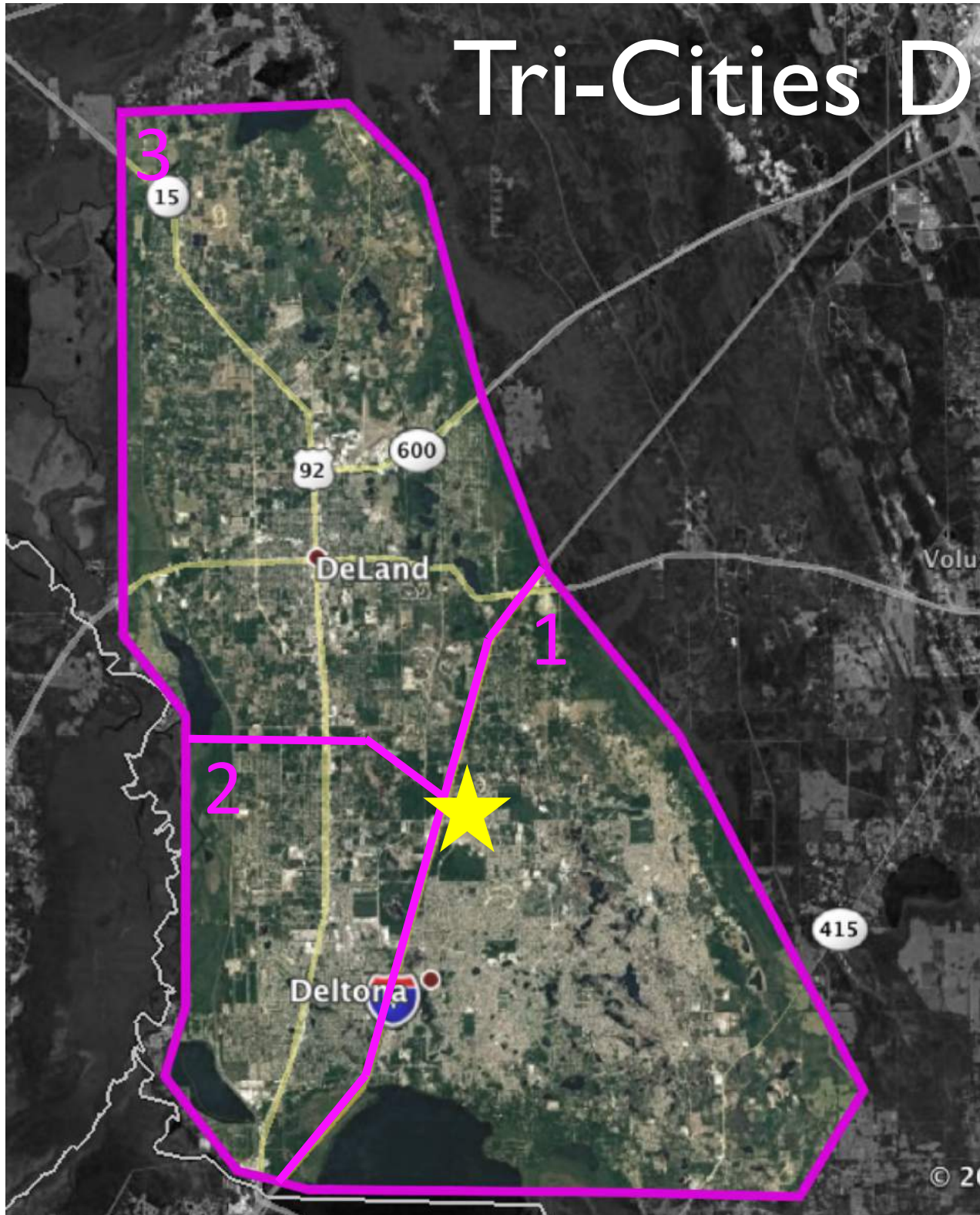
- 4th Fastest Growing MSA in US (Forbes 2017)
- Orlando MSA 2nd Fastest Growing MSA
- Volusia County is 1,432 Square Miles
- 2016 Estimated Population of 521,388
- 2.35 Average Household Size
- 67% Owner Occupied Housing
- 46.7 Median Age
- \$60,539 Average HH Income
- 4.2% Unemployment Rate
- 2016 Population Growth Rate 2.41%
- 2016 Job Growth Rate 4.11%
- 2016 GMP Growth Rate 3.9%
- 2016 Wage Growth Rate 5.6%
- 2016 Home Value Growth Rate 9.57%

Demographics



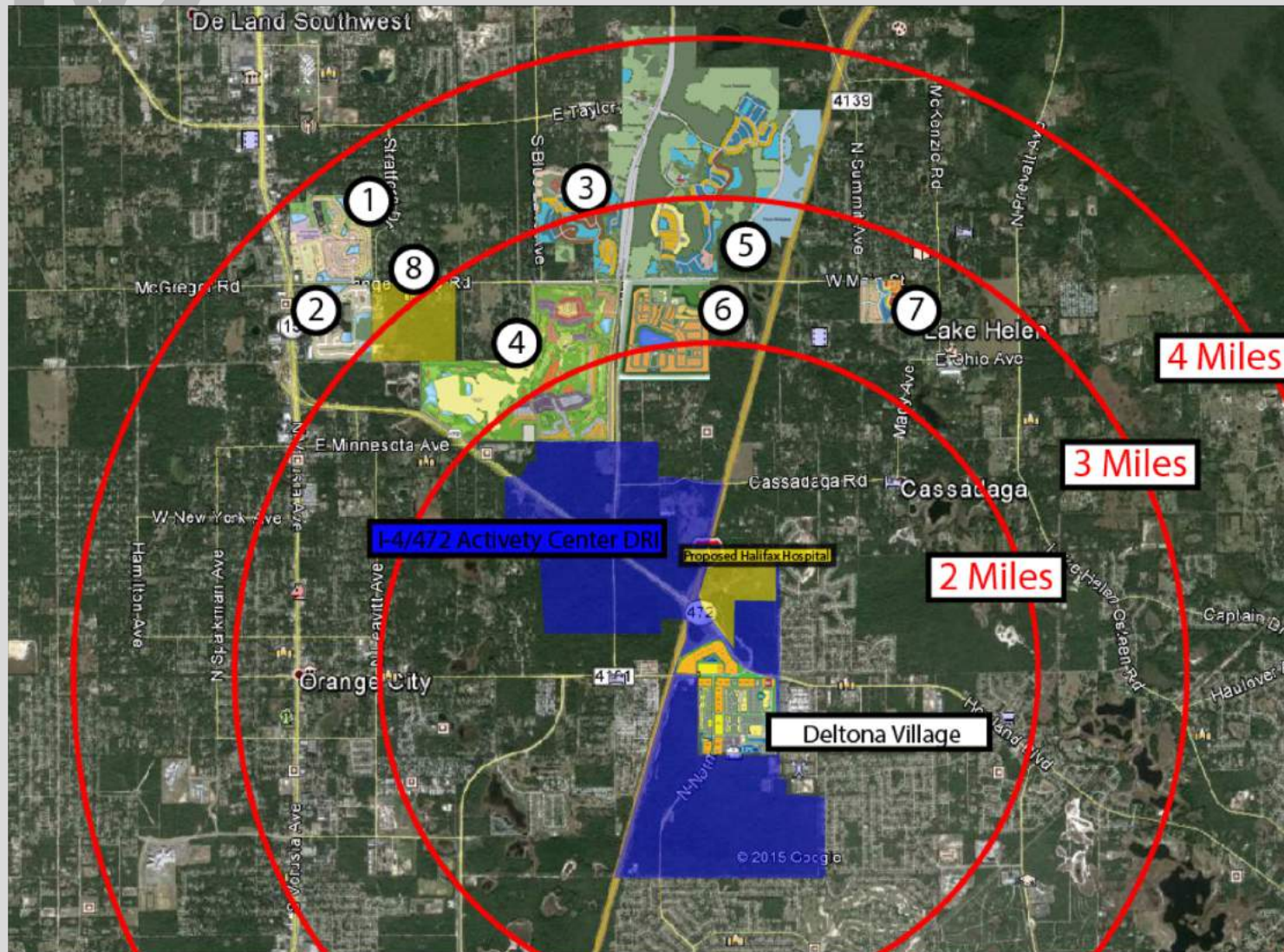
<i>Deltona Village Town Center</i>	<i>Radius Rings</i>			<i>Drive Times</i>			
	3 Miles	5 Miles	10 Miles	5 Minutes	10 Minutes	15 Minutes	20 Minutes
Population	40,678	119,772	220,143	6,379	59,988	152,624	221,081
Households	15,644	44,973	82,569	2,581	23,118	57,705	83,954
Household Size	2.6	2.7	2.7	2.5	2.6	2.6	2.6
Median Age	44.8	42.5	41.5	46.5	43.7	42.0	40.8
Median HH Income	\$49,093	\$50,195	\$48,202	\$49,597	\$48,236	\$48,720	\$50,506
Average HH Income	\$61,550	\$62,389	\$61,910	\$59,671	\$61,306	\$61,698	\$65,345
Employee's	9,809	23,709	65,491	450	14,355	37,052	80,114

Tri-Cities Demographics



1 - Deltona	
Population	99,798
Households	35,285
Household Size	2.8
Median Age	39.8
Median HH Income	\$50,961
Average HH Income	\$62,036
Annual Pop Growth	0.99%
2 - DeBary / Orange City	
Population	43,281
Households	17,924
Household Size	2.4
Median Age	47.9
Median HH Income	\$48,269
Average HH Income	\$61,110
Annual Pop Growth	1.00%
3 - DeLand	
Population	64,368
Households	25,233
Household Size	2.6
Median Age	43.8
Median HH Income	\$45,912
Average HH Income	\$64,133
Annual Pop Growth	1.44%
Tri-Cities Combined	
Population	207,447
Households	78,442
Household Size	2.6
Median Age	42.7
Median HH Income	\$48,722
Average HH Income	\$62,499
Annual Pop Growth	1.14%

Continued Residential Growth



Residential Home Sites

Currently Under Construction

1. Country Club Corners

Breaking ground Q1 2015

237 home sites

2. Wellington Woods

Dr Horton 147 home sites

3. Victoria Trails

DR Horton 272 home sites

4. Victoria Hills

Kolter 480 home sites

5. Victoria Gardens

Kolter 733 home sites

6. Victoria Commons

Kolter 525 home sites

7. Woods of Lake Helen

DR Horton 100 home sites

8. MLC 110 Acres

under contract 153 lots

Over 2,500
home sites

Proposed Halifax Hospital

Halifax is in the entitlement process for 30 Acres to build a new Hospital Medical Campus

I-4/472 Activity Center DRI

The Activity Center is a 1,900+ Acre DRI, designating office, industrial, and retail uses, but prohibiting residential development.

I-4 & Howland

Florida Hospital
Purchased 30 Ac
June 2017



HCA ER



Deltona Village
150+ Ac
Development

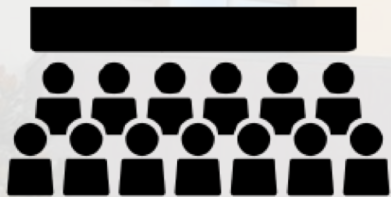
EPIC

Deltona
High School
1700+
Students





12 Screens
& Counting



2,200 Seats



Highest Box Office
Sales in Volusia, St
Johns, Flagler,
Brevard, Indian River
and St Lucie
Counties.

Proven Success



The information contained herein is provided solely for informational purposes. Information is subject to change and the accuracy of all material regardless of sources, including but not limited to dimensions and square footages, rates, and availability, is not guaranteed nor is the owner making any warranties or representations concerning this property.



Restaurants: Outparcels & Multi-tenant Space



Hotels: Outparcels with Highway Frontage



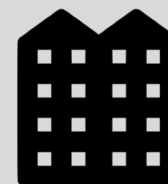
Anchor, Jr Box, Small Shop & Inline Space Available



Medical Office Opportunities

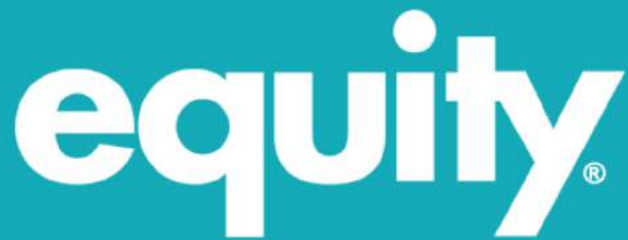


Traditional Office or Educational Opportunities



Multi-Family: Large Tracts Available

Thank You!

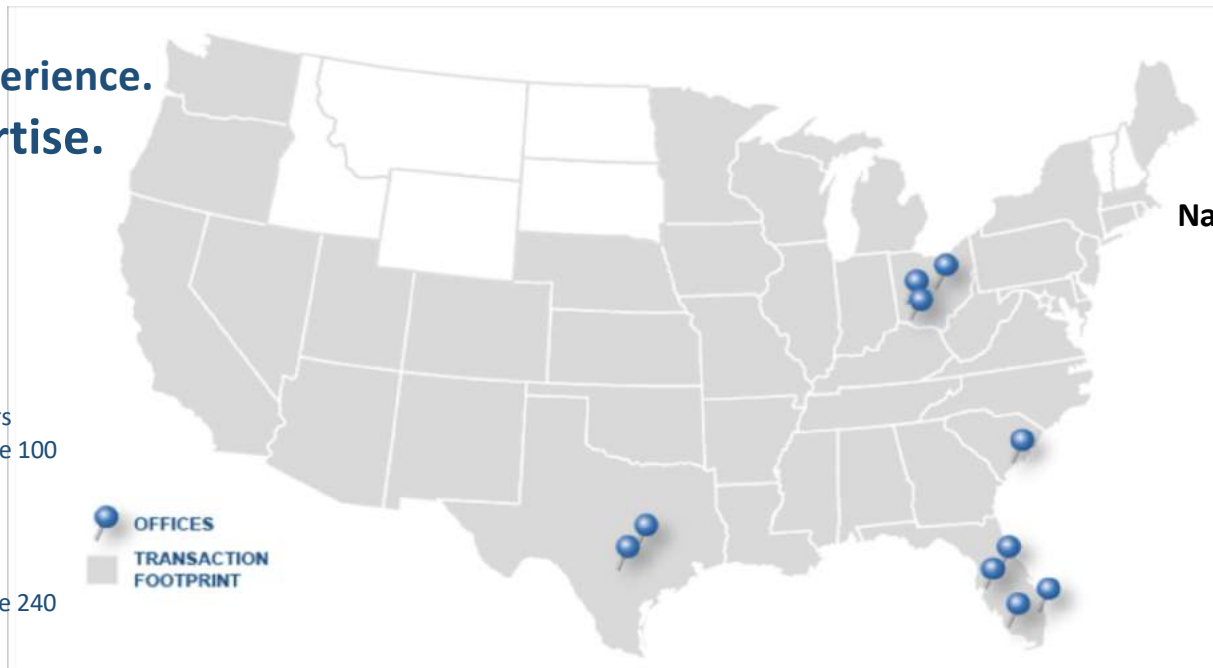


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