

DOVER RD

OP 1
±1.0 AC

**PROPOSED
CONVENIENCE
STORE OR
GAS STATION**

**PROPOSED
APARTMENT PROJECT**

OUTPARCEL 1
±1 ACRE

OUTPARCEL 3
±1 ACRE

OUTPARCEL 4
±1 ACRE

Proposed
Access

Proposed Access

37,000 VPD

SR-60



OP 2
±1.0 AC

OP 3
±1.0 AC

FOR LEASE

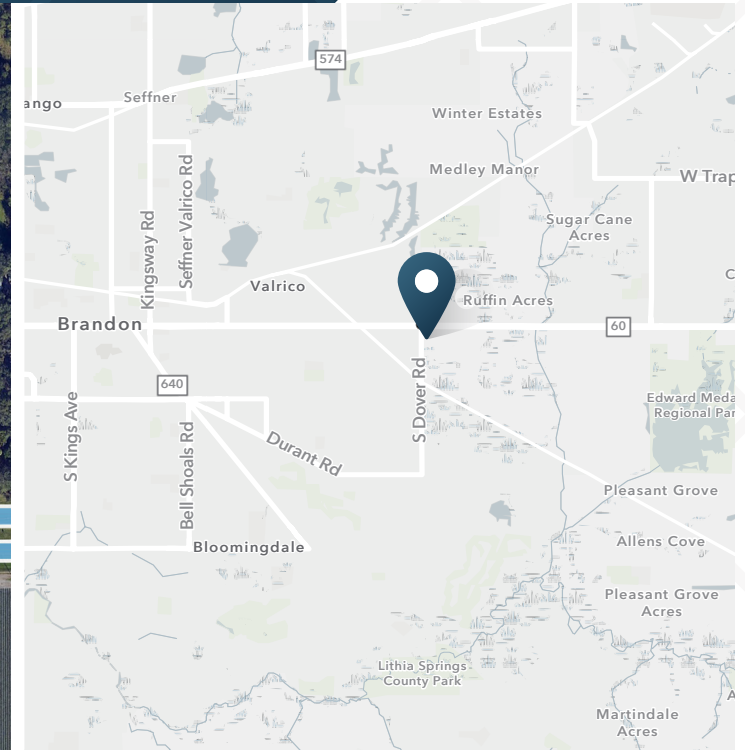
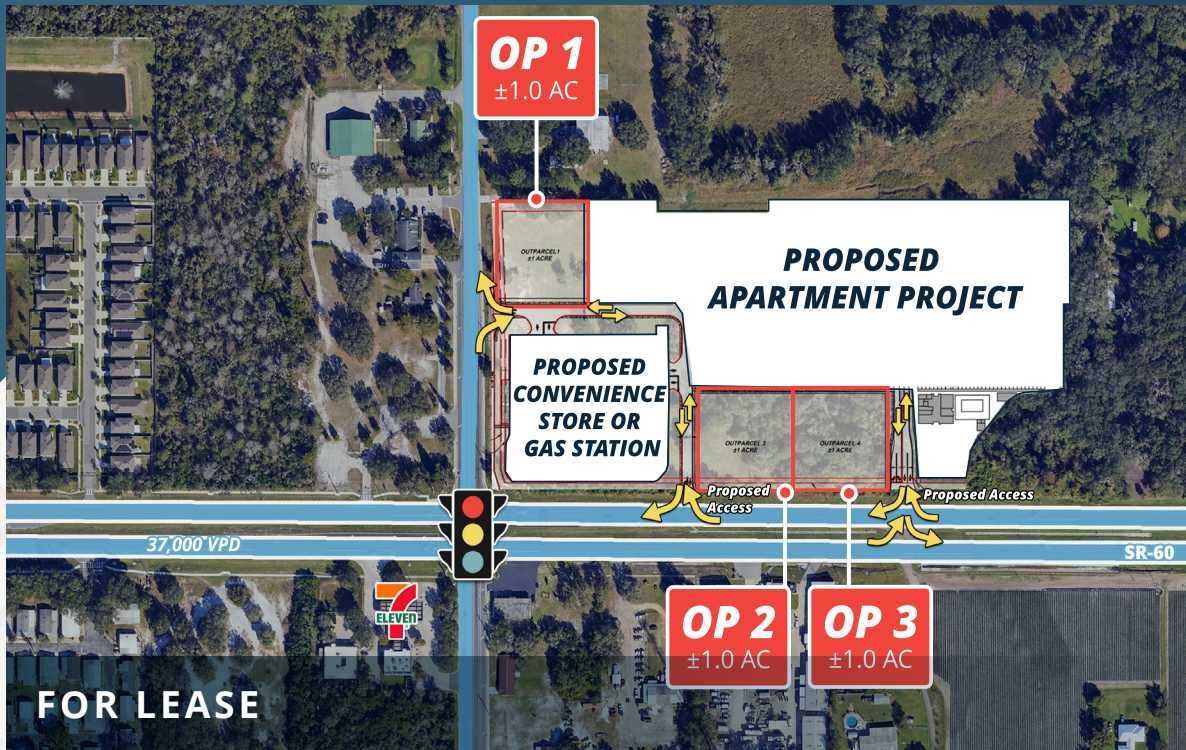
Outparcels Available

NEC of SR-60 & N. Dover Rd. | Dover, FL



Outparcels Available

NEC of SR-60 & N. Dover Rd. | Dover, FL 33527



ABOUT THE PROPERTY

- Proximity to Energy Innovation Park which will feature more than 1,200+ new homes.
- High Traffic Signalized Intersection – 49,500 VPD
- Outparcels available with direct frontage on SR-60
- Co-tenancy with proposed national convenience store

JOIN THESE RETAILERS

Publix

DUNKIN'



Walmart

Wawa

TRAFFIC COUNTS

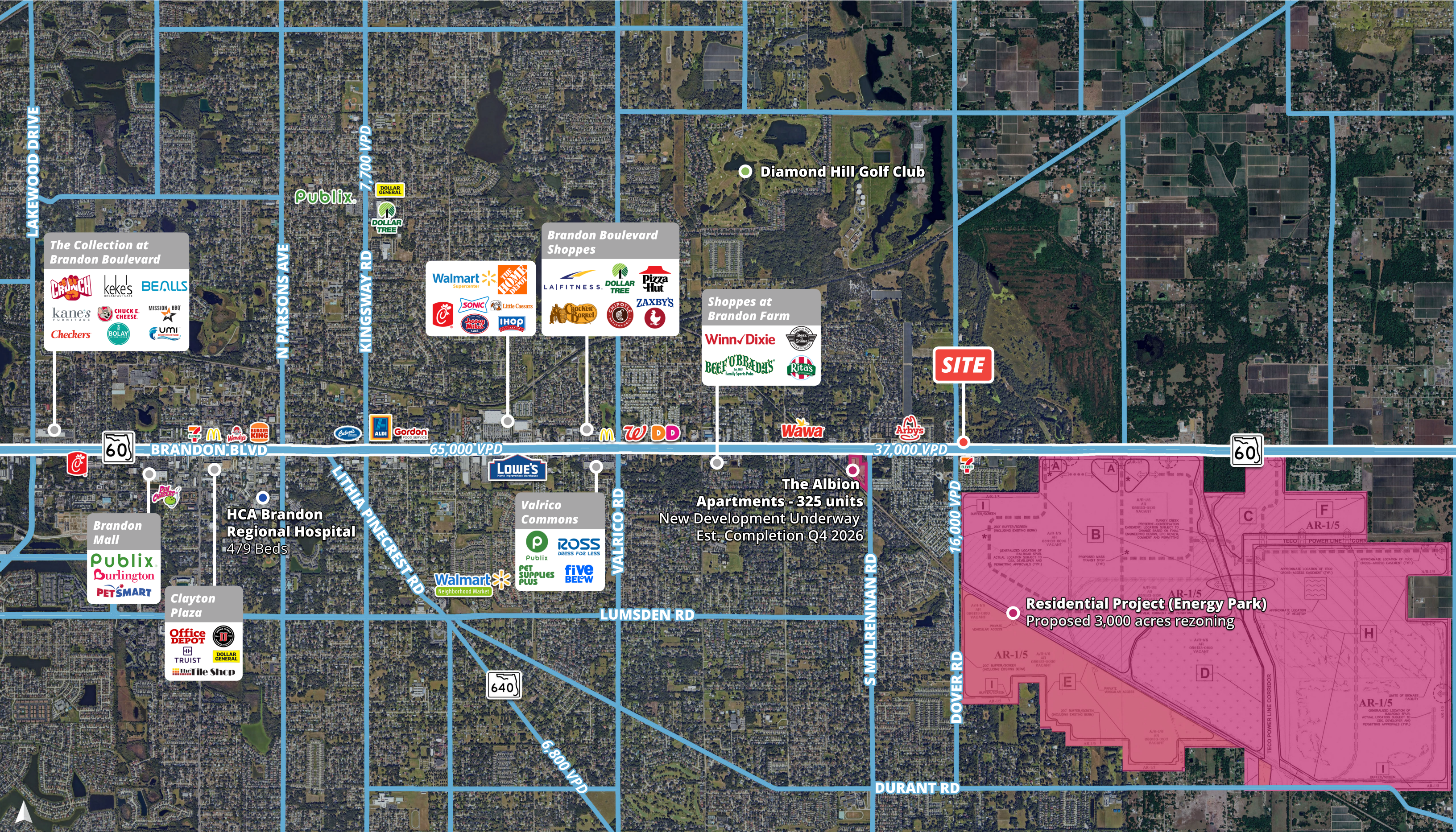
FL-60
Dover Rd.

Year: 2025 | Source: FDOT

37,000 VPD
16,000 VPD

± 1 AC Each
3 Outparcels

Contact
Broker
Rate



Outparcels Available

NEC of SR-60 & N. Dover Rd. | Dover, FL 33527



DEMOGRAPHIC HIGHLIGHTS

1 MILE

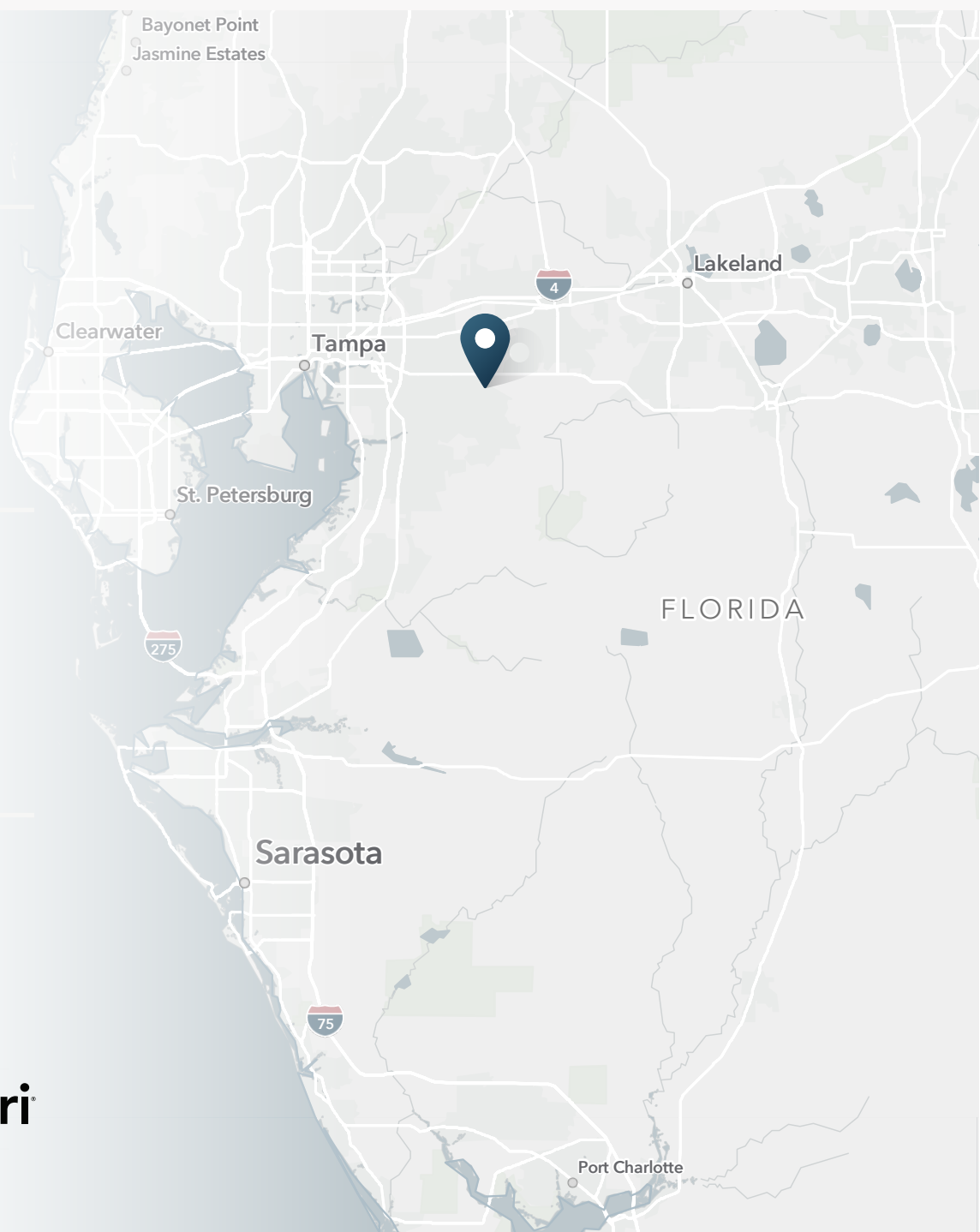
7,609	4,675	\$101,529	3,038
Population	Total Daytime Population	Average Household Income	Total Households

3 MILES

48,566	36,199	\$123,867	17,630
Population	Total Daytime Population	Average Household Income	Total Households

5 MILES

125,737	107,823	\$121,566	44,775
Population	Total Daytime Population	Average Household Income	Total Households



> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE





SRS Real Estate Partners
1501 W. Cleveland St, Suite 300
Tampa, FL 33606
813.371.0980

John Fahey
john.fahey@srsre.com

Jacob Rasnick
941.468.1310
jacob.rasnick@srsre.com

SRSRE.COM

©2025 SRS Real Estate Partners LLC. All Rights Reserved.

The information presented was obtained from sources deemed reliable;
however SRS Real Estate Partners does not guarantee its completeness or accuracy.