

HIGHLAND LAKES PLAZA

33513 US HIGHWAY 19 N, PALM HARBOR, FL 34684

FOR LEASE

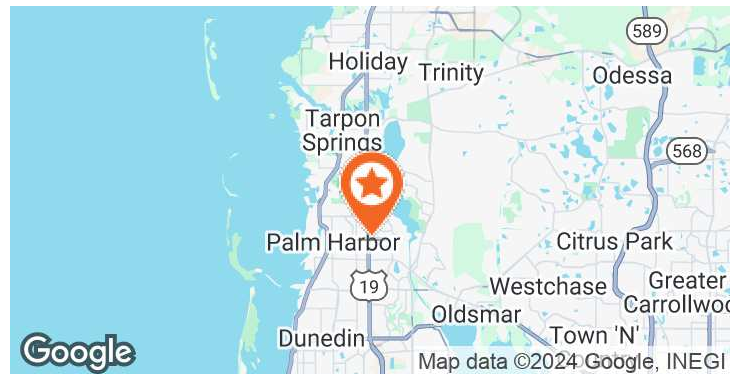



LOCATION DESCRIPTION

Highland Lakes Plaza is in Palm Harbor, FL, Pinellas County, in the rapidly growing Tampa Bay market

PROPERTY HIGHLIGHTS

- 1,750 SF 2nd gen restaurant endcap space available
- 1,960 SF outparcel available
- 1,000 - 3,150 SF retail space available
- New highly desirable grocer, Trader Joe's, coming into the shopping center
- Other retailers include Michaels, Orangetheory Fitness, Famous Footwear and more
- Dynamic US 19 Palm Harbor location with 85,500 cars per day



 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	10,827	81,302	175,601
Daytime Population	13,699	69,588	160,961
Households	5,263	36,791	81,291
Average HH Income	\$78,849	\$105,388	\$104,090



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SUITE	TENANT NAME	SPACE SIZE
1	Available	1,750 SF
2	IVXpress	2,000 SF
3	Available	1,250 SF
4	Anna's Massage Therapy	1,895 SF
5	Orangetheory Fitness	3,105 SF
6	T&C Dental	2,100 SF
7	7th Day Financial	1,050 SF
8	Available	3,150 SF

SUITE	TENANT NAME	SPACE SIZE
9	Trader Joe's	13,045 SF
10	At Lease	21,725 SF
11	Michaels	18,780 SF
12	Famous Footwear	4,750 SF
13	Available	1,000 SF
14	Available	1,750 SF
15	Available	1,960 SF



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