

# Publix #0417 - Bayshore Gardens

6030 14th Street W  
 Bradenton, FL 34207  
 Lat 27.434, Long -82.577

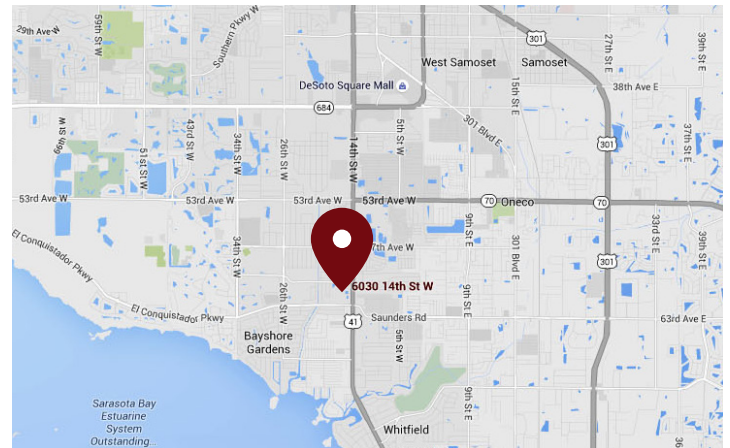
## REDEVELOPMENT IN PROGRESS



### 1,700 - 6,667 SF AVAILABLE

## PROPERTY HIGHLIGHTS

- Anchored by Publix, T.J. Maxx and Shadowed by Target
- Located at the High Traffic Signalized Intersection of US-41 & Bayshore Gardens Parkway
- Densely Populated area with over 89,760 Total Population within 1-Mile Radius and 180,470 within 3-Miles
- 1 Mile East of State College of Florida, Manatee-Sarasota (SCF) with Approximately 11,000 Students
- 3.2 Miles East of the IMG Academy with 1,351 Students and 1,694 Staff Members
- 4.5 Miles North of the Bradenton Sarasota International Airport
- Traffic Count: 54,000 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	22,642	89,764	180,470
Daytime Population	16,048	85,604	191,109
Total Households	8,460	36,117	76,383
Avg. HH Income	\$63,374	\$67,619	\$76,786

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

**Sandra Woodworth**

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Suite	Tenant	Size	Suite	Tenant	Size	Suite	Tenant	Size
25	Publix	55,454	13	Sarasota Dentures and Implants	2,600	41	Scarpino's Family Restaurant	3,500
1	Anytime Fitness	7,364	15	Family Care Medical	1,300	OP	Chick-fil-A	±1.68 AC
3	Unavailable	2,600	16	Unavailable	2,825			
5	AVAILABLE	3,400	17	Unavailable	2,400			
6	TJ Maxx	25,019	28	Publix Liquors	2,100			
9	AVAILABLE	1,700	29	Suncoast Community Blood Bank	1,600			
10	Fantastic Sams	1,330	30	Unavailable	1,600			
11	Kim Nails	1,275	31	Optum	7,012			
12	Bayshore Rehab	1,300	32	**Contract Pending**	6,667			
14	Chen's Gourmet Chinese Restaurant	1,300	40	AmScot	2,900			



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## FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



Saturday	469,633
Friday	408,242
Sunday	393,757

# OF VISITS

TOP 3 HOURS

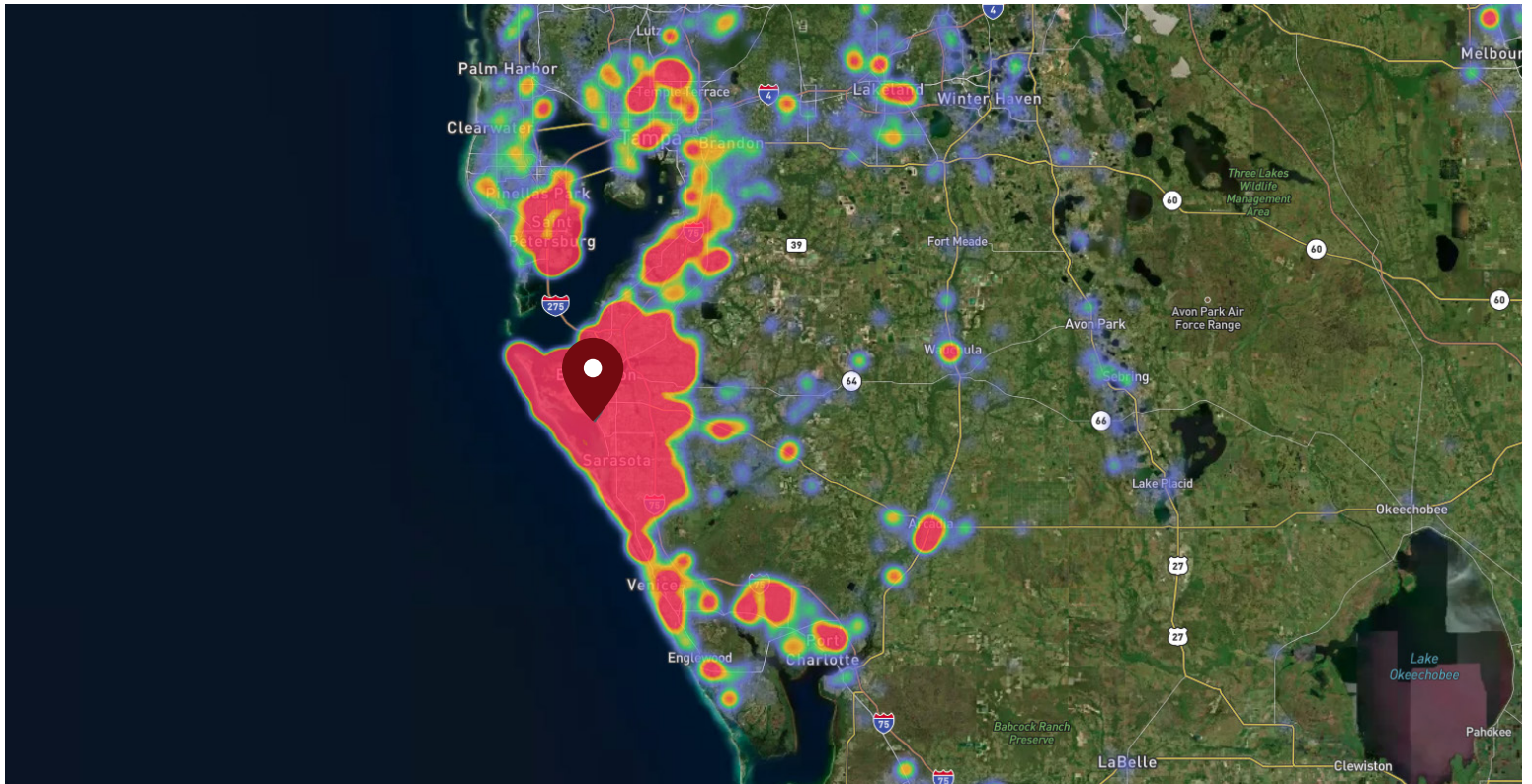


6-7 PM	429,606
5-6 PM	420,072
7-8 PM	398,371

# OF VISITS

Data provided by Placer Labs Inc. ([www.placer.ai](http://www.placer.ai)) April 1, 2022 - March 31, 2023

## SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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