

Westgate Plaza

4810-4930 South Allen Road
Zephyrhills, FL

RIPCO
RETAIL LEASING

For Lease



Digitally Enhanced

±10,356 SF & ±0.54 AC

Junior box retail and outparcel available for ground lease



Space Details

Co-Tenants Ace Hardware, Dollar Tree, Winn-Dixie, Habitat for Humanity Restore, Coastal Furniture, and Coast Dental

Neighbors Publix, Home Depot, Dunkin', Save A Lot

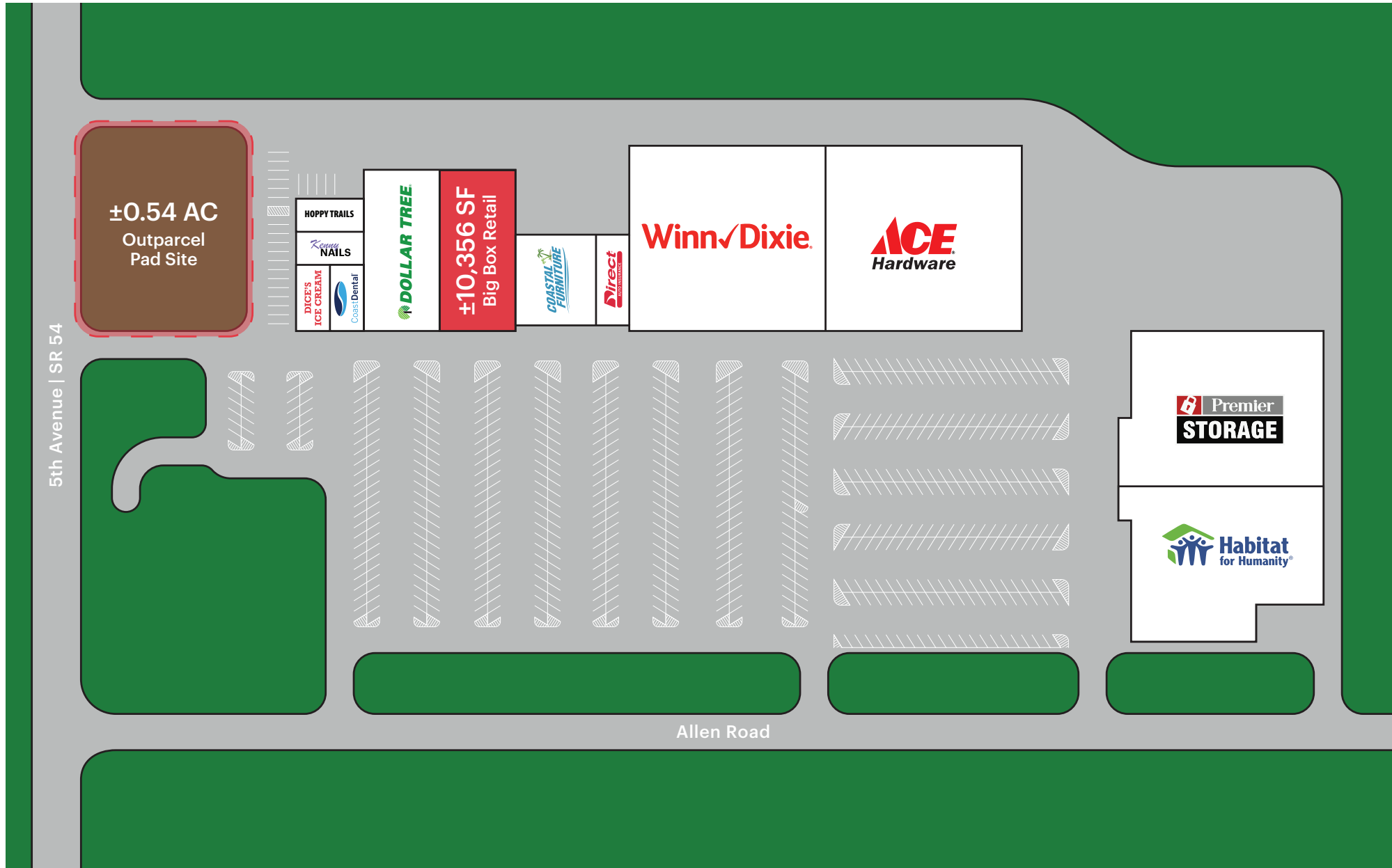
Comments Zoned as C2 (Commercial)
Direct access from Fifth Avenue and Allen Road
Seven miles East of Wesley Chapel

Area Demographics

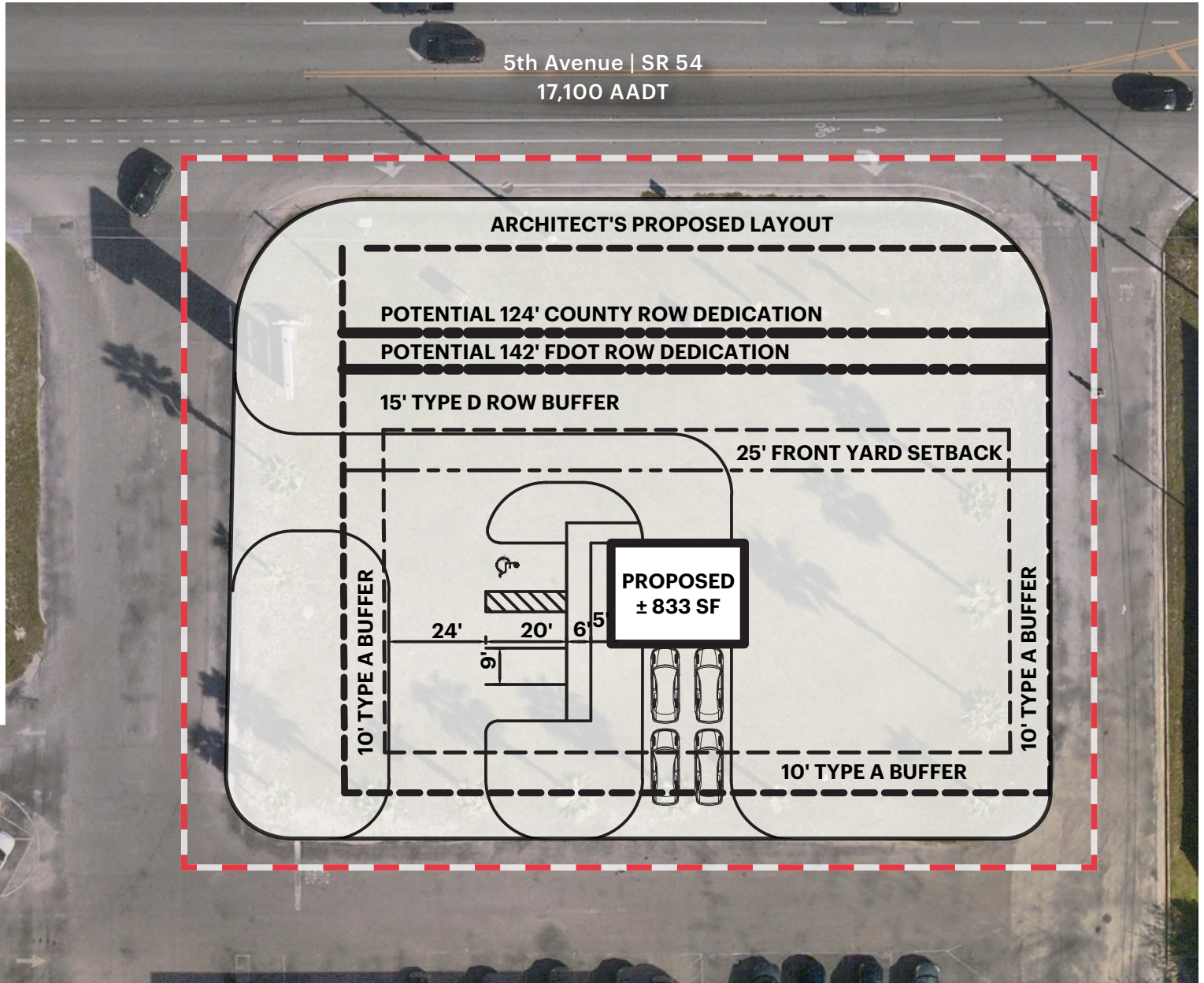
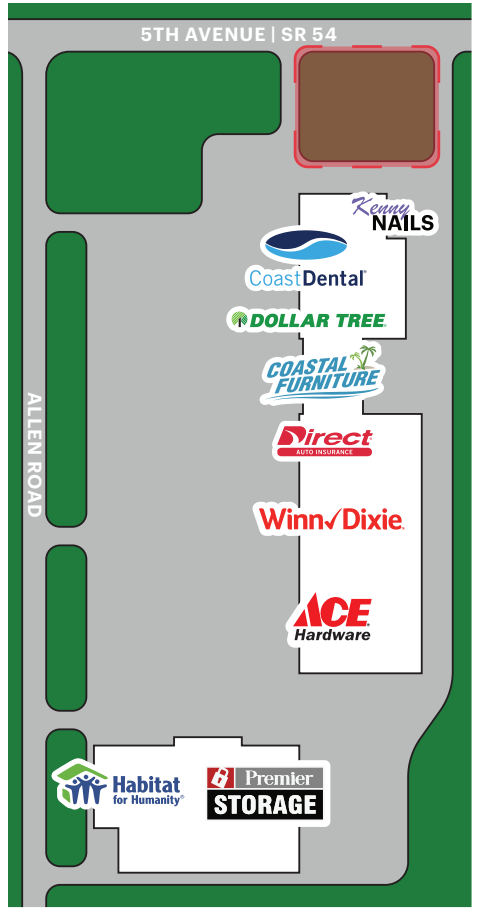
2025 ESRI Summary Report

	1 mile	3 miles	5 miles
Total Population	7,385	52,698	86,208
Total Households	3,901	24,418	36,893
Avg. Household Income	\$60,608	\$73,240	\$89,411
Daytime Population	6,378	53,444	79,174
Total Businesses	153	1,354	1,727
Total Employees	975	17,743	23,258

Site Plan



Proposed Quick Change Oil Facility



Market Retail

