

Publix #1196 - Summertree Plaza

32765 Eiland Boulevard
Zephyrhills, FL 33545
Lat 28.220, Long -82.246

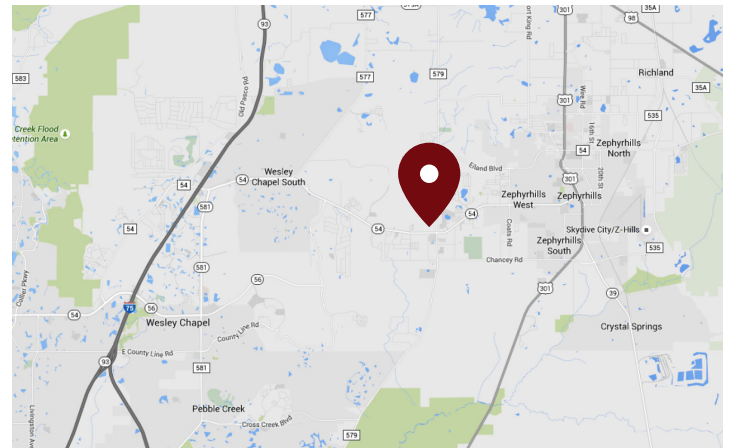
FOR LEASE



1,200 - 3,600 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Pasco County, Zephyrhills West
- State Road 54 connects Interstate-75 and US 301
- Seven Miles East of Wesley Chapel Exit on Interstate-75
- Signalized Intersection
- Four Points of Entry
- Cross Access from Home Depot
- Built in 2008
- Top Retail Location in the Local Trade Area
- Outparcels Bring Traffic
- Combined Traffic Count: 49,000 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	4,876	29,708	83,894
Daytime Population	4,657	23,651	74,496
Total Households	2,303	12,138	32,800
Avg. HH Income	\$61,248	\$72,668	\$78,704

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

Sandra Woodworth

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SITE PLAN



Suite	Tenant	Size
1	Publix	45,600
2	Publix Liquors	1,260
3	Nails	1,200
4	Supercuts	1,200
5	Totally Blu H2O Full Service Pools	1,200
6	Chinese Restaurant	1,200
7	The UPS Store	1,200
8	Boyd Jewelers	1,198
9	Pizza	1,260
10	Subway	1,350
11	T-Mobile	1,195
12	AVAILABLE (20 X 60)	1,200
13	AVAILABLE (60 X 60)	3,600
14	Tokyo Grill & Bar	1,225

TOTAL 63,888



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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



Sunday	148,188
Saturday	146,495
Friday	128,577

OF VISITS

TOP 3 HOURS

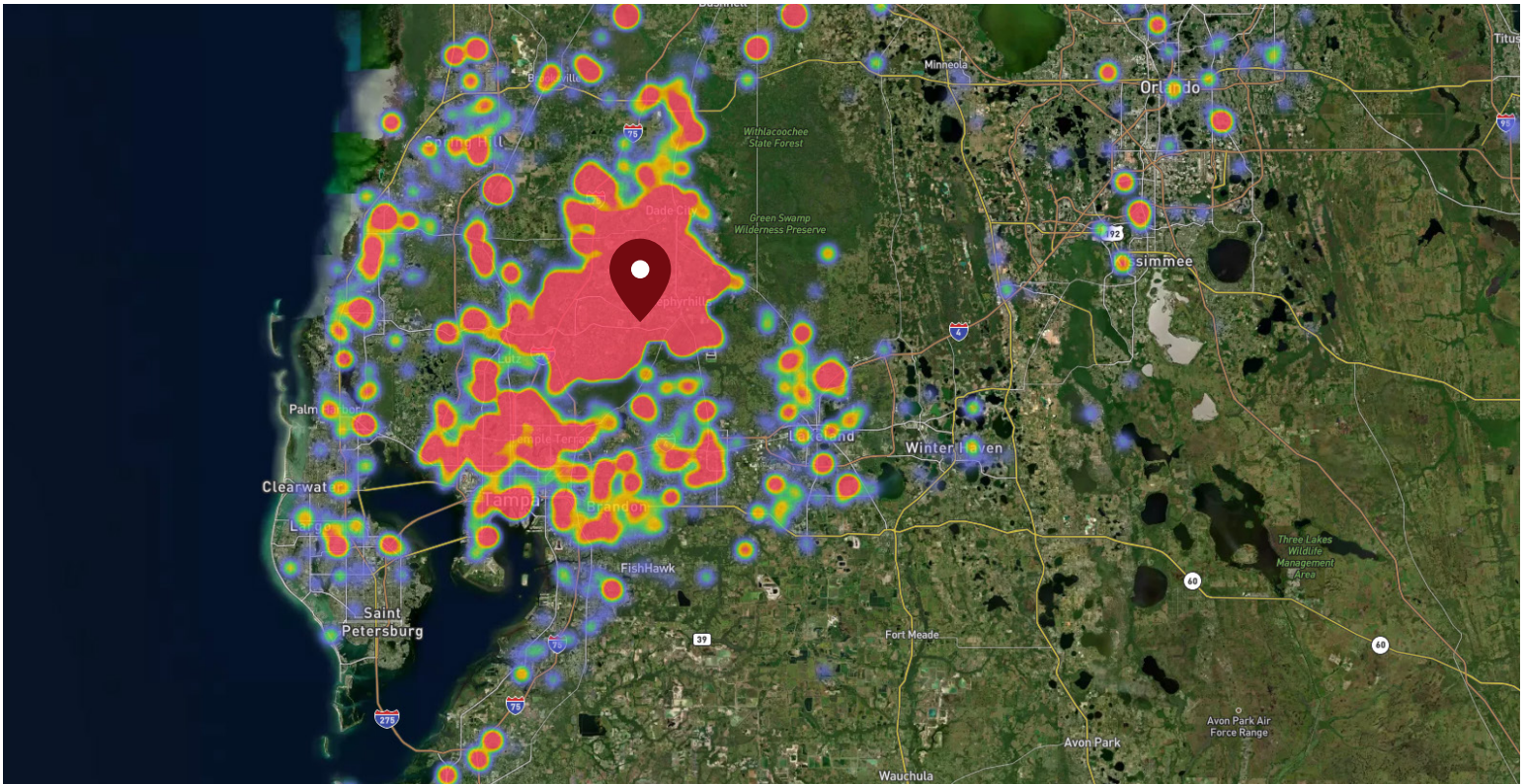


12-1 PM	146,318
5-6 PM	146,043
4-5 PM	143,604

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) May 1, 2021 - April 30, 2022

SITE VISIT DENSITY



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

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