

RARE BIG BOX RETAIL FOR LEASE 2130 GULF TO BAY BOULEVARD

CLEARWATER, FL 33765



LISTING DATA | UP TO 53,850 SF

SUITE A: 13,850 SF AVAILABLE NOW

SUITE B: 40,000 SF AVAILABLE within 90 Days

CLEAR HEIGHT: 10'-12'

FRONTAGE: 200'

PARKING: 435 spaces (4.23/1,000 SF)

YEAR BUILT: 1979 - Renovated 2019

ZONING: C (Commercial)



PROPERTY HIGHLIGHTS

- Big-box opportunity with 200' of store frontage in a dense retail corridor on Gulf to Bay Blvd.
- High traffic visibility along Gulf to Bay Blvd. 19,500 vehicles per day on Belcher Rd., and 50,000 vehicles per day on Gulf to Bay Blvd.
- Proven co-tenancy & demographics with over 259,000 residents within a 5-mile radius and a \$76,500 average household income.

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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES
TAMPA BAY

SITE PLAN

RAINBOW DR



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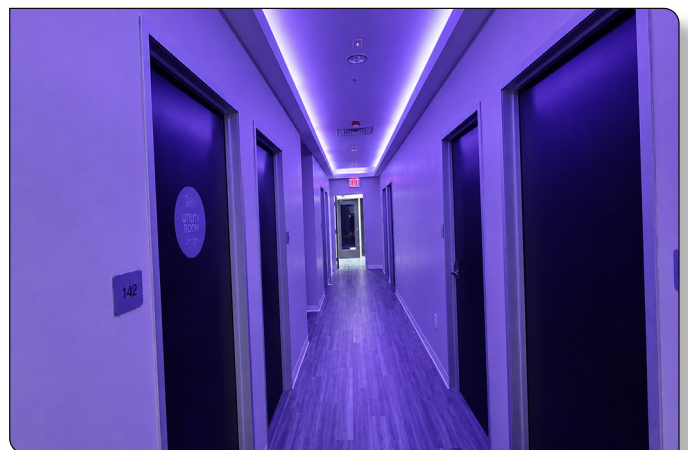
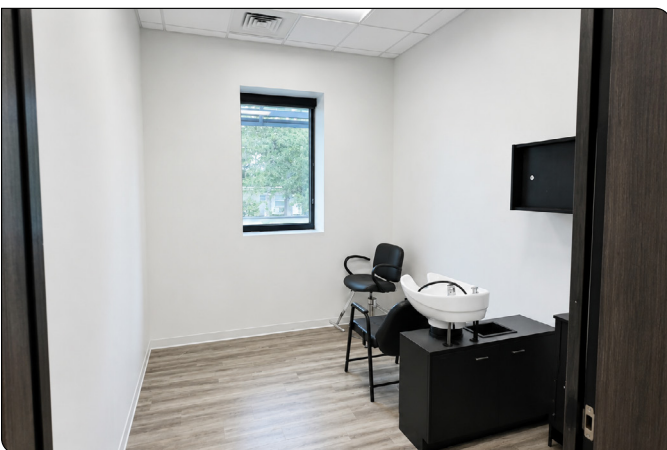


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AVAILABLE NOW SUITE A | 13,850 SF



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COMMERCIAL REAL ESTATE SERVICES
TAMPA BAY



DEMOGRAPHICS

1 MILE

POPULATION:	13,307
HOUSEHOLDS:	5,531
AVG HH INCOME:	\$75,636
BUSINESSES:	1,059
EMPLOYEES:	7,478

3 MILES

POPULATION:	119,374
HOUSEHOLDS:	52,896
AVG HH INCOME:	\$73,423
BUSINESSES:	6,699
EMPLOYEES:	56,117

5 MILES

POPULATION:	259,761
HOUSEHOLDS:	120,706
AVG HH INCOME:	\$76,514
BUSINESSES:	17,246
EMPLOYEES:	144,451

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