

SUNSET POINT 19

23666 US HWY 19 N, CLEARWATER, FL 33765

FOR LEASE




LOCATION DESCRIPTION

Located at the SWC of Sunset Point Road and US 19 - one of Clearwater's busiest intersections

PROPERTY HIGHLIGHTS

- 4,000 SF endcap space available
- 1,800 SF 2nd Generation restaurant space available
- Retailers include Sprouts, Hobby Lobby, Cost Plus World Market, DSW, Old Navy, Five Below, Kirkland's and Barnes & Noble
- Traffic Counts (AADT): Sunset Point Rd - 27,500; US 19 - 127,500



 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	12,505	109,566	233,301
Daytime Population	14,399	111,212	227,936
Households	6,539	50,905	106,557
Average HH Income	\$75,956	\$88,508	\$90,504



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SUITE	TENANT NAME	SPACE SIZE
A0A	Barnes & Noble	27,830 SF
A0K	Sprouts Market	31,998 SF
B0A	Hobby Lobby	55,000 SF
C0A	Idolize Brows & Beauty	1,098 SF
C0B	Magnolia Soap and Bath Co.	1,613 SF
C0C	Carters	5,000 SF
C0D	Kirkland's	7,500 SF
C0M	DSW	15,300 SF
C0R	Old Navy	15,300 SF

SUITE	TENANT NAME	SPACE SIZE
D0A	Cost Plus World Market	18,300 SF
D0D	Scan Design	33,330 SF
D0H	Five Below	8,050 SF
D0K	Coast Dental	4,500 SF
D0R	Popshelf	10,800 SF
E0A	Available	4,000 SF
E0G	Occupied	400 SF
E0H	Sunset Sub Shoppe	1,000 SF
E0J	Great Clips	1,000 SF

SUITE	TENANT NAME	SPACE SIZE
E0K	H&R Block	1,500 SF
E0M	Nail Spa	2,000 SF
E0R	Dominos Plzza	1,500 SF
GOA	Mr. & Mrs. Crab	6,000 SF
HOA	Row House	2,062 SF
HOC	Golftec	2,138 SF
HOF	Available	1,800 SF
ROA	Lenscrafters	5,798 SF
ROB	Burger King	3,000 SF



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