

# RIDGE ROAD RETAIL BUILDING

8416 Ridge Rd New Port Richey, FL 34654

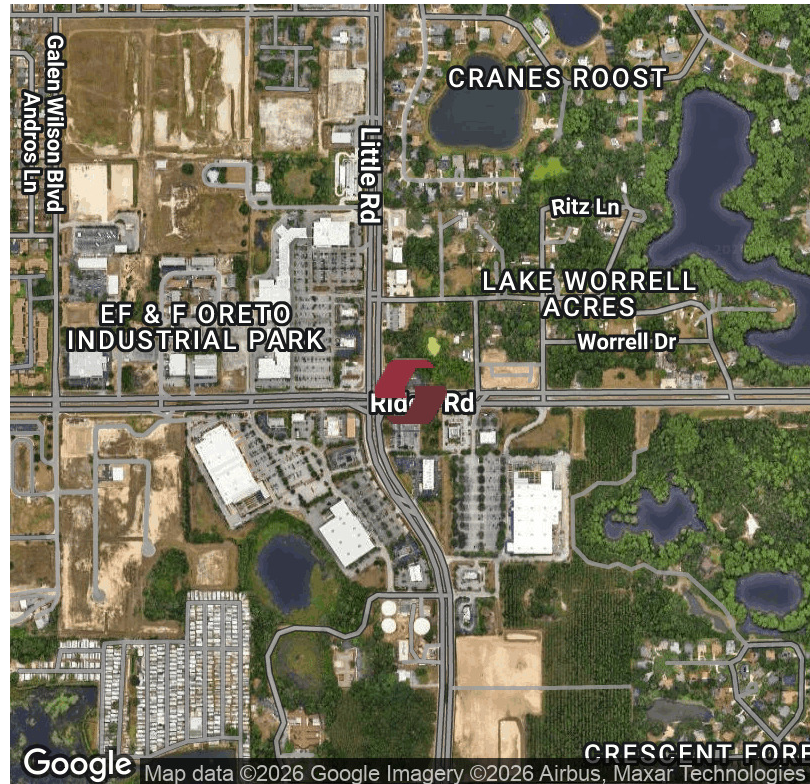


## PROPERTY HIGHLIGHTS

- Prime location at the southeast corner of Little Road and Ridge Road in New Port Richey, Florida
- Surrounded by major national retailers including Lowe's Home Improvement, The Home Depot, Kohl's, Hobby Lobby, and Walmart Neighborhood Market
- Excellent visibility and traffic counts with 53,500 AADT on Little Road and 21,000 AADT on Ridge Road
- 4,250 SF end cap with drive thru available now

## DEMOGRAPHICS 3 MILES 5 MILES 7 MILES

	3 MILES	5 MILES	7 MILES
Total Households	29,453	66,099	97,600
Total Population	69,648	151,588	227,911
Average HH Income	\$66,442	\$70,873	\$78,685



The Sembler Company | 800.940.6000 | <https://www.sembler.com>

### JESSICA MORENO

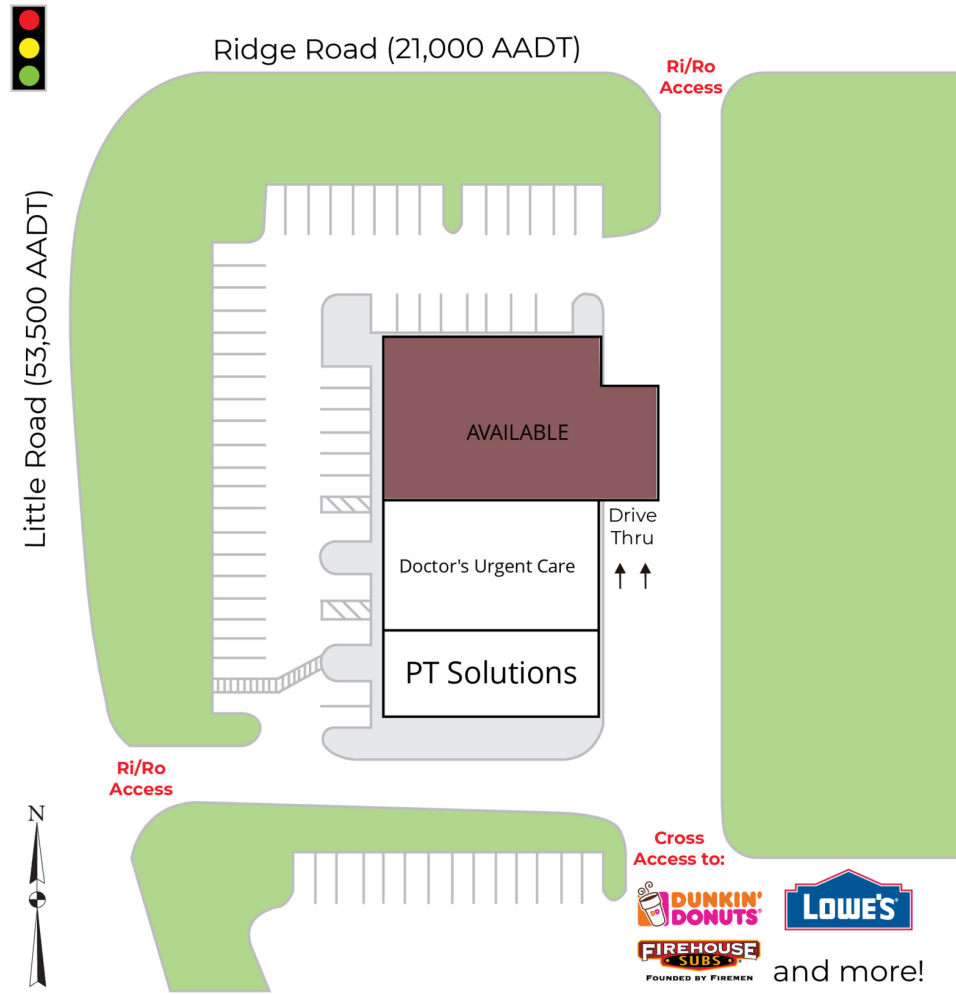
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## SITE PLAN & AVAILABILITY

1	AVAILABLE	4,250 SF
2	Doctor's Urgent Care	4,720 SF
3	PT Solutions	2,230 SF

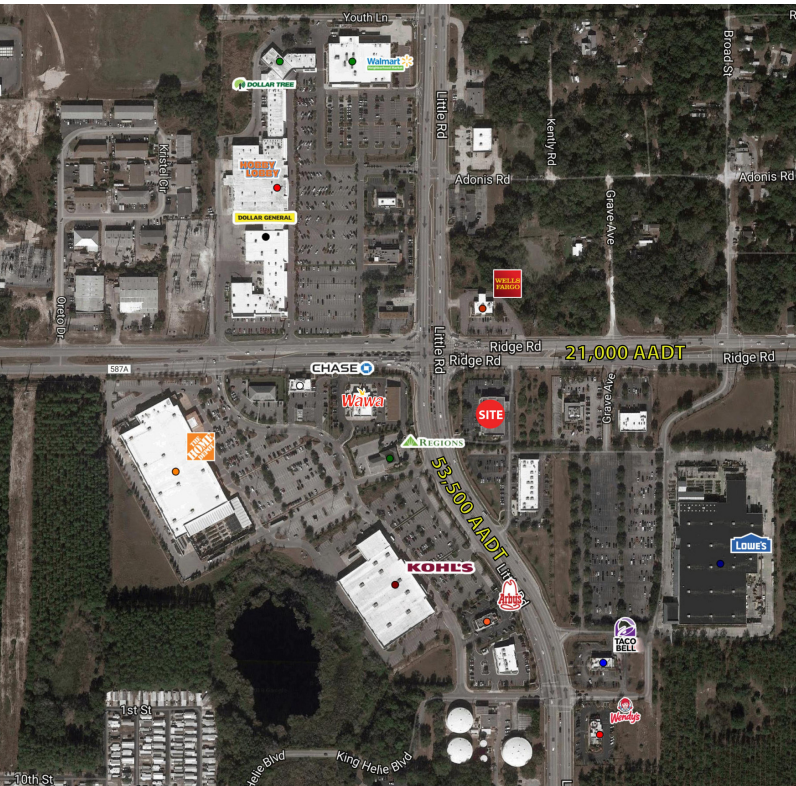
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