



For Lease

RIPCO
RETAIL LEASING

Jallo Plaza Land O' Lakes

6442 Land O' Lakes
Boulevard

East Pasco County,
Tampa MSA

±1,200 SF

Turnkey fully equipped nail and hair salon

Contact
Exclusive Agents

Gene Ruiz
gruiz@ripcofl.com | 813.921.5641

Space Details

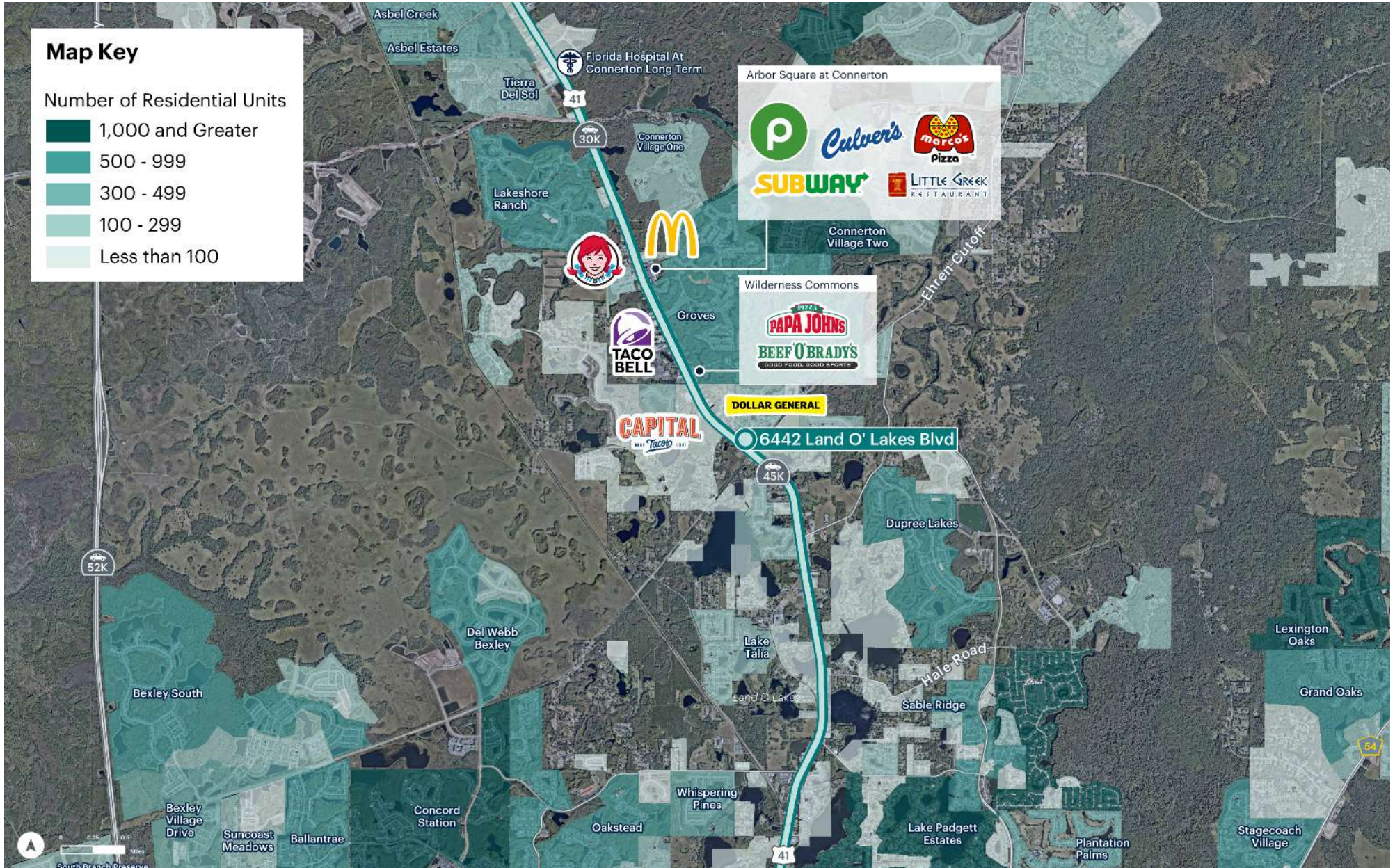


Location	6442 Land O' Lakes Boulevard	
Size	Space 6442	±1,200 SF
Frontage	±150 FT	
Possession	May 1st, 2026	
Term	Minimum Five (5) years	
Rent	Upon Request	
Co-Tenants	Smoke Shop, White Room, The Pizza Pie, Esmeralda's, Gamers Basement, Glute Factory	
Neighbors	Publix, Chipotle, Dunkin', Beef 'O' Brady's, Papa John's Pizza, Stonewater Grill, Advent Health	
Comments	<p>Turnkey Nail/Hair Salon space equipped with four (4) pedicure chairs, four (4) manicure tables, three (3) fully built out salon chair/stations, and two (2) shampoo bowls. Key money needed</p> <p>Recently renovated with new ceiling, paint, and flooring and has wide exterior window frontage</p> <p>Building and monument signage available</p> <p>Situated on the northeast side of US Highway 41 with traffic counts in excess of 45,000 AADT, easily accessible ingress and egress, and ±150 FT of frontage</p> <p>Land O Lakes, FL is part of the East Pasco County submarket of the Tampa MSA, recognized as one of the fastest-growing counties in Florida with 3.0% annual growth and 30% growth over the past decade</p>	

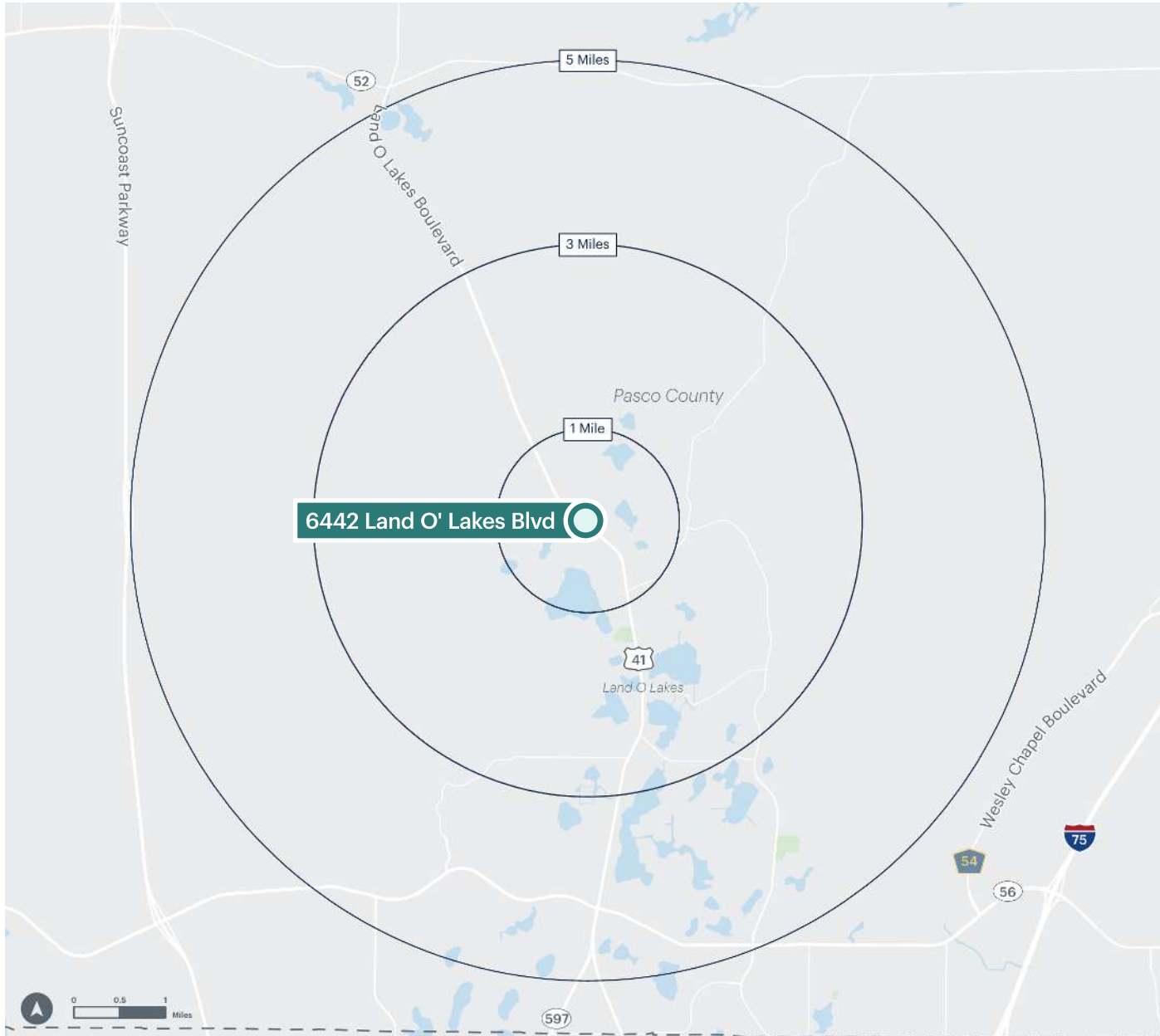
Site Plan



Area Retail



Area Demographics



Population	1 mile	3,995
	3 miles	27,595
	5 miles	79,833

Total Households	1 mile	1,656
	3 miles	9,758
	5 miles	28,039

Average Household Income	1 mile	\$151,862
	3 miles	\$140,016
	5 miles	\$143,665

Total Daytime Population	1 mile	3,422
	3 miles	22,084
	5 miles	60,743

Total Employees	1 mile	1,248
	3 miles	7,321
	5 miles	20,315