

— FOR LEASE —

GATOR BEACHWAY PLAZA

INVESTMENTS 7350 MANATEE AVE WEST | BRADENTON, FL 34209



PROPERTY OVERVIEW

- Anchored by Target & Five Below
- Shadow Anchored by Publix, Home Centric, Staples & Pet Supermarket
- GLA of +/-88,558 SF
- Pad Sites Available

LOCATION OVERVIEW

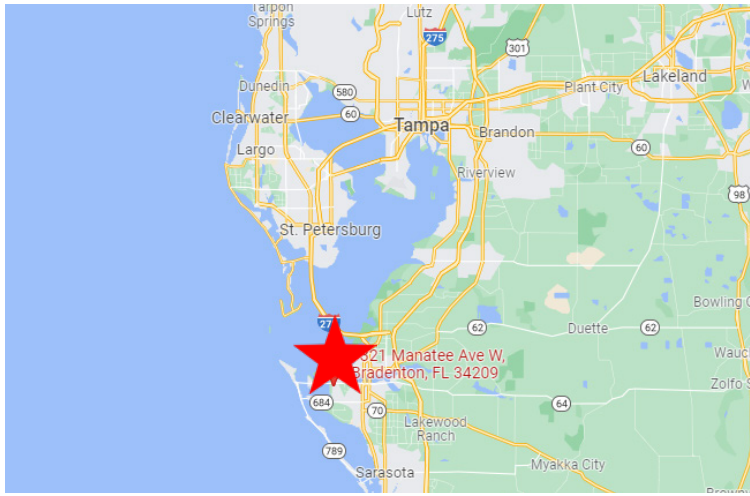
- Located south of Tampa
- Intersection: 75th Street West & Manatee Ave West
- Manatee County
- Intersection Traffic Count: 43,000 AADT

www.GatorInvestments.com

7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016
James A. Goldsmith, Lic. Real Estate Broker

LEASING INFO: 877.459.9605
Leasing@GatorInvestments.com

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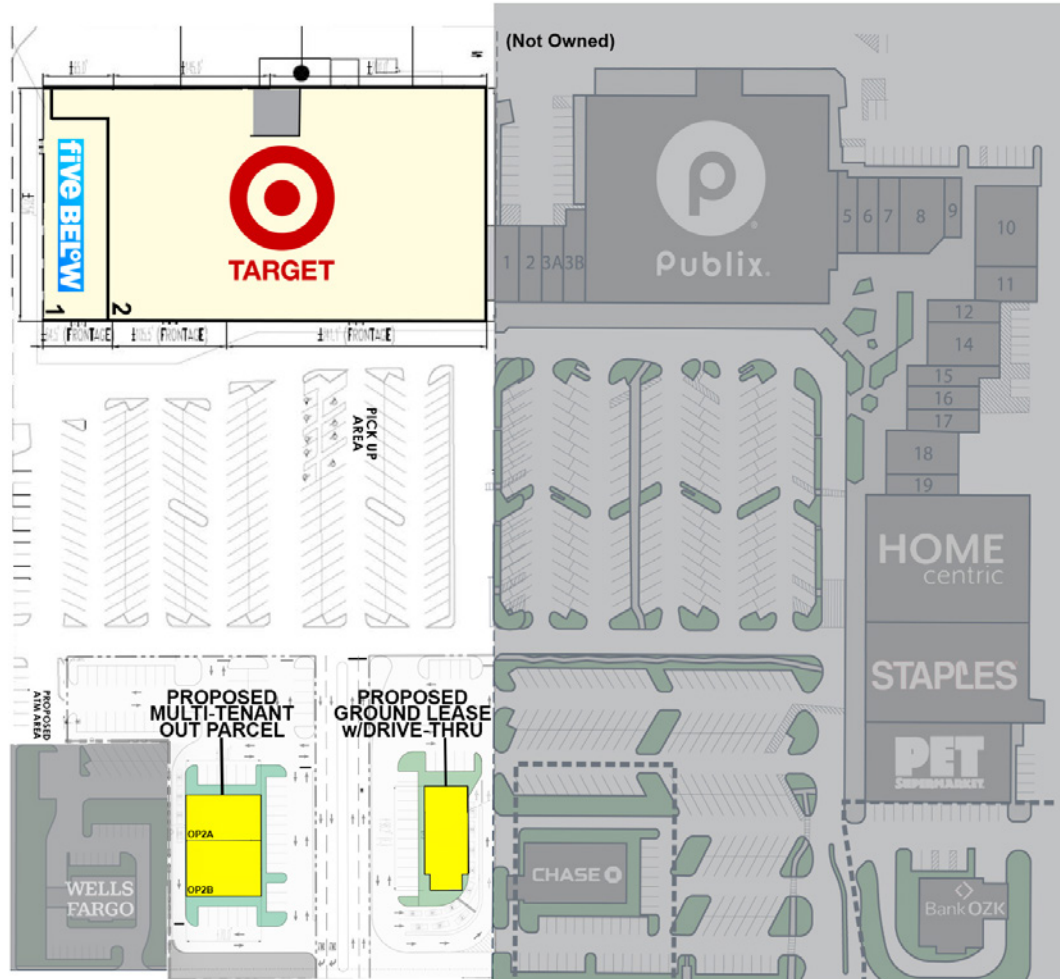
DEMOGRAPHICS

• 2021

**7350 MANATEE AVE WEST
BRADENTON, FL 34209**

TRADE AREA	1 MILE	3 MILE	5 MILE
POPULATION	10,060	54,865	125,405
AVG. HH INCOME	\$81,802	\$73,903	\$63,414
AVG. AGE	56	52	48

13K AADT
75 STREET WEST



MANATEE AVENUE WEST
30K AADT

Owned and Operated By A
GATOR
Affiliated Company

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