

FISHHAWK MEDICAL OFFICE NEW DEVELOPMENT

Mosias Dr & Circa Crossing Dr, Lithia, FL 33547

4,800 SF BUILDING FOR SALE

PROPERTY HIGHLIGHTS

- 4,800 SF of Medical, Office, or Retail available in Q3/Q4 2023 in new medical office development for sale
- 5.00/1,000 RSF parking ratio
- FishHawk Ranch is a 3,000+ acre master planned development approved for 4,500 single family homes, 660 multi-family units, 386,000+ SF of retail space and 92,000+ SF of office space.

DEMOGRAPHICS

POPULATION



3 Mile 57,566
5 Mile 163,055
10 Minute 57,893

HOUSEHOLDS



3 Mile 18,925
5 Mile 56,293
10 Minute 19,316

DAYTIME POPULATION



3 Mile 21,556
5 Mile 66,768
10 Minute 23,483

AVE. HOUSEHOLD INCOME



3 Mile \$149,838
5 Mile \$130,365
10 Minute \$144,476

DAILY TRAFFIC COUNTS



Fishhawk Blvd. 30,297 AADT



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