

CORPORATE SQUARE

28050 US Highway 19 N | Clearwater, FL 33761

Office For Lease



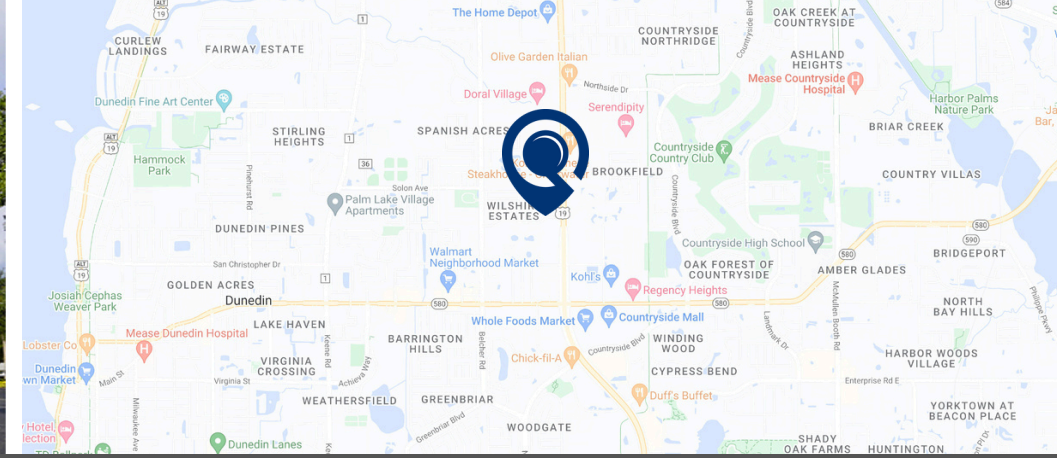
LQ Commercial
REAL ESTATE SERVICES



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\$21.00 PSF/YR
(FULL SERVICE)



1,160 SF
MIN SIZE



69,709 SF
GLA



US Highway 19 AADT:
95,000 CPD



1987 / 2019
BUILT / REN

- One of the most prominent office properties in the Clearwater area!
- Five-story Class-A office building.
- The units have access to free executive conference room.
- Tenants can enjoy onsite amenities such as the Countryside Cafe and BB&T Bank.



5-MILE POPULATION

224,457



5-YEAR INCREASE

0.4%



5-MILE INCOME

\$106,863



5-MILE EMPLOYEES

104,403

[LQCRE.COM/CORPORATE-SQUARE](https://www.lqcre.com/corporate-square)



5601 Mariner Street #220
Tampa, FL 33609

[LQCRE.COM](https://www.lqcre.com)

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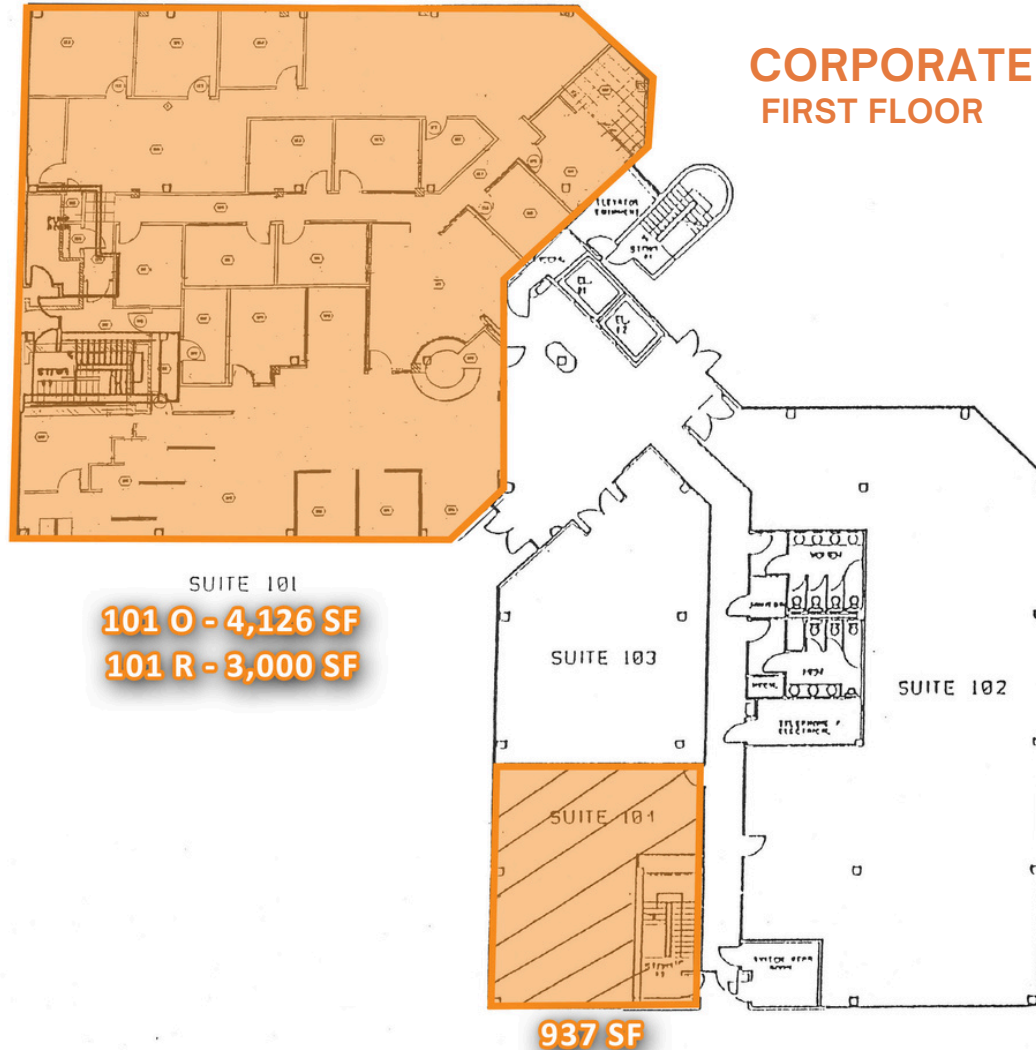
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CORPORATE SQUARE FLOOR PLAN FIRST FLOOR



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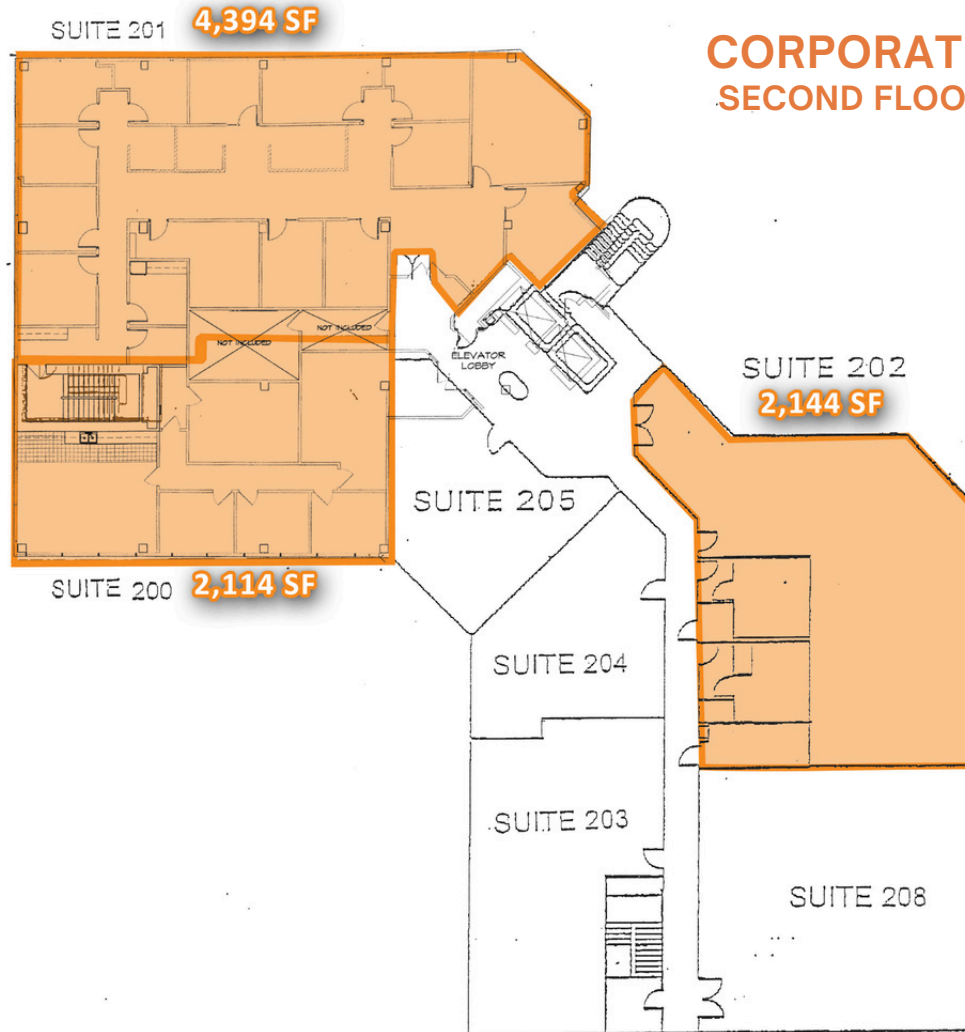
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CORPORATE SQUARE FLOOR PLAN SECOND FLOOR

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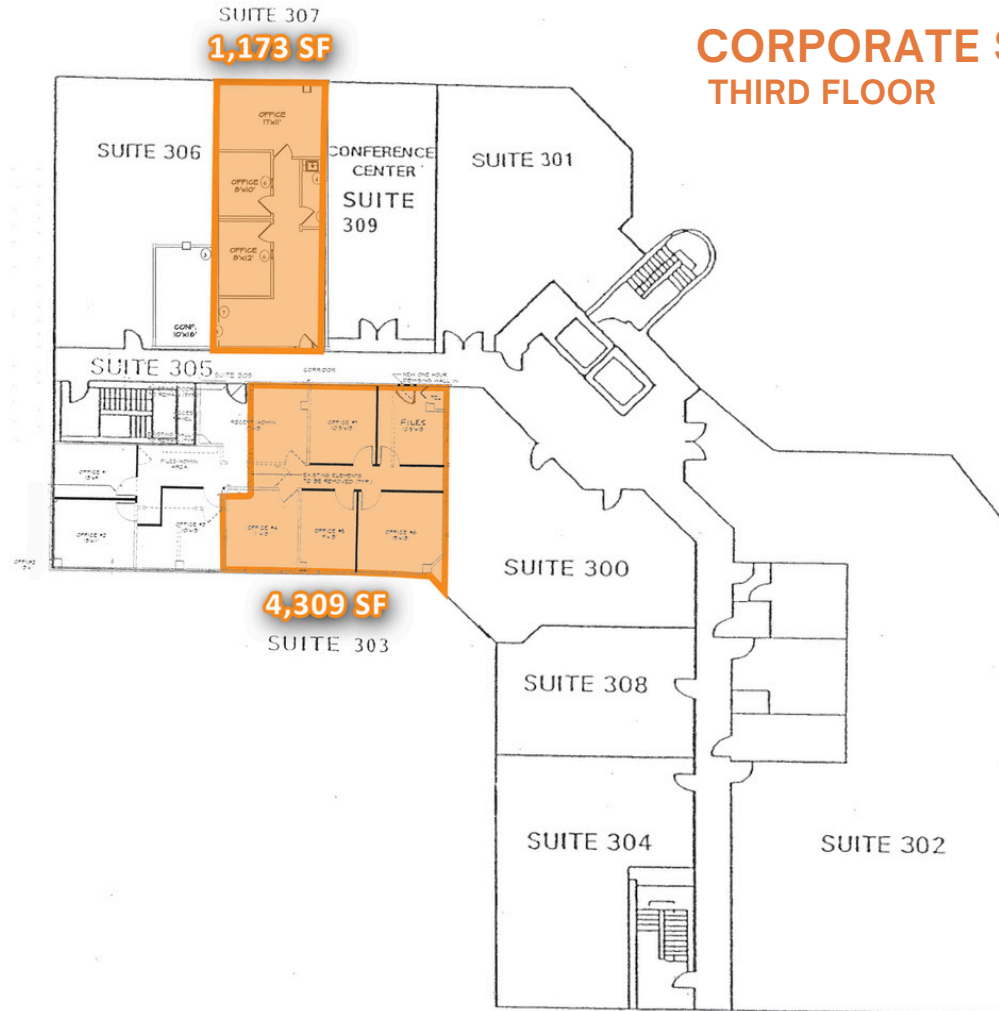
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CORPORATE SQUARE FLOOR PLAN THIRD FLOOR

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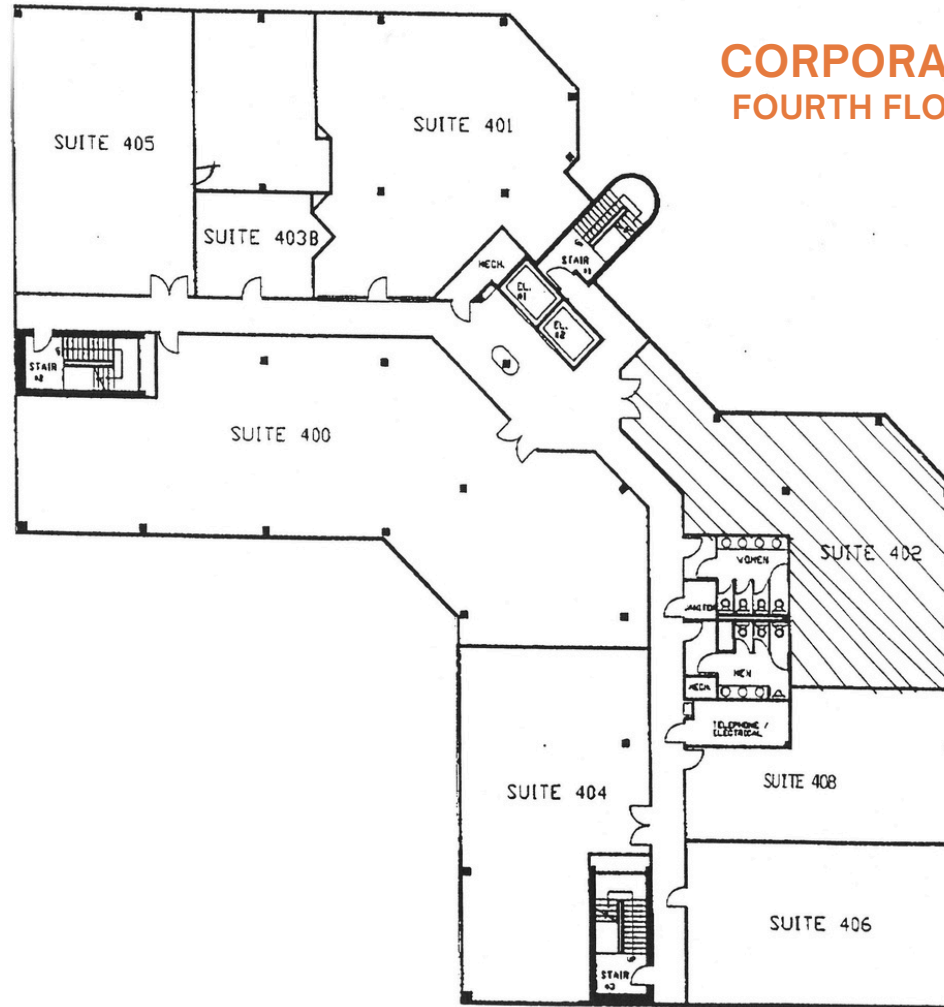
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CORPORATE SQUARE FLOOR PLAN FOURTH FLOOR

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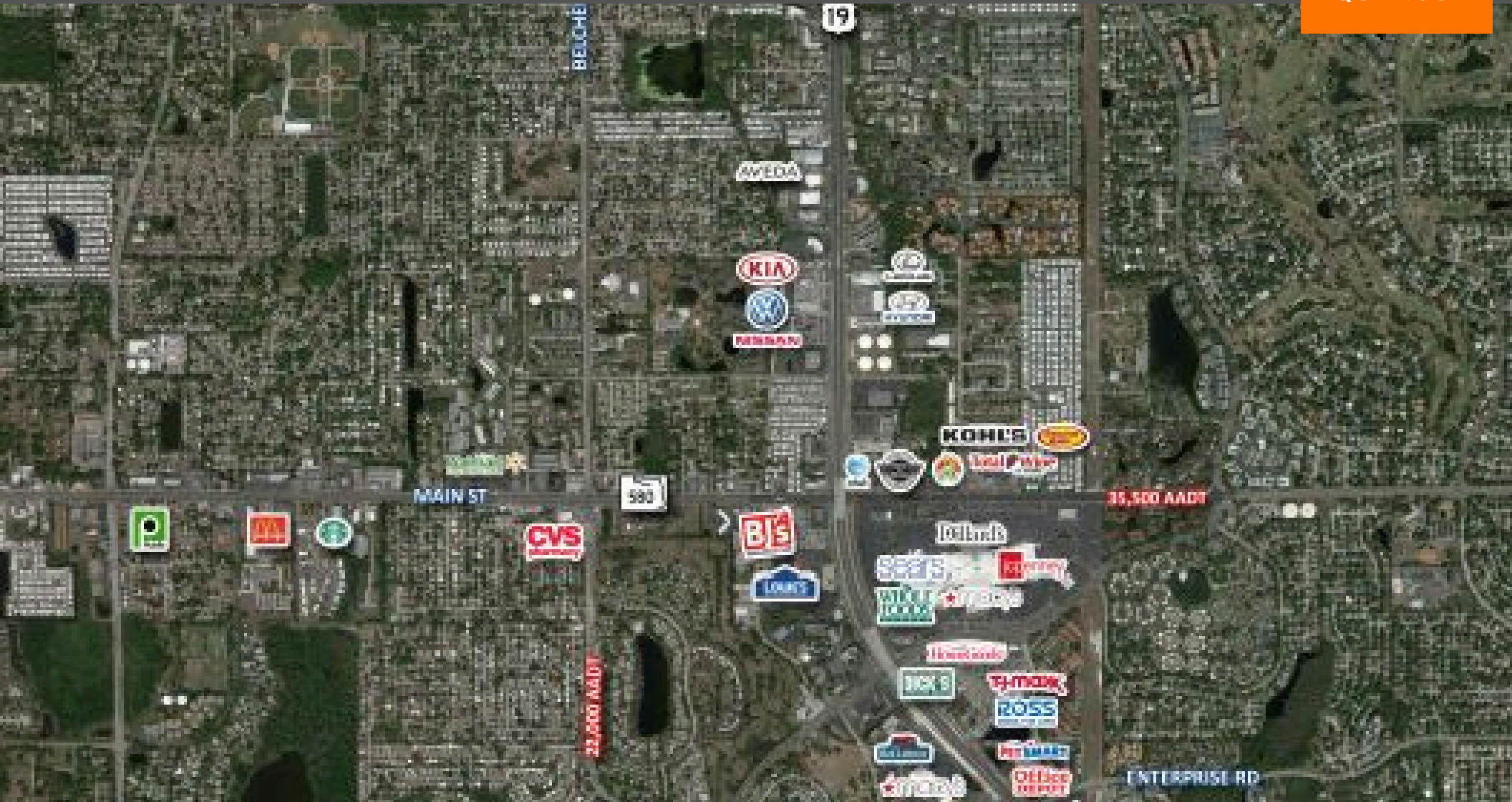
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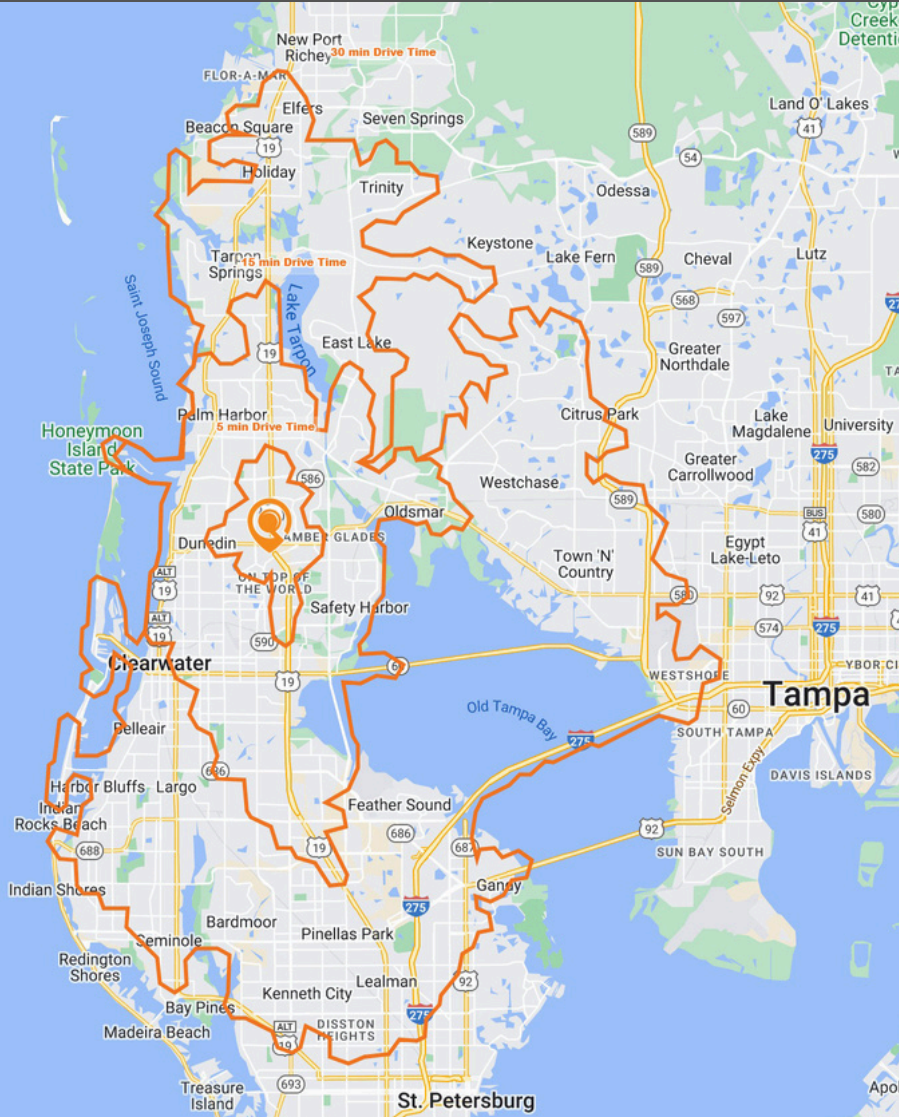
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DRIVE TIME DEMOGRAPHICS	5-MIN	15-MIN	30-MIN
Population	42,334	310,194	896,847
2028 Projected Population	42,014	316,506	940,952
Projected Annual Growth to 2028	-0.2%	0.4%	1.0%
Historical Annual Growth 2010 to 2023	-	0.3%	0.6%
Median Age	53.0	48.5	46.3
Households	21,284	144,314	403,296
Projected Annual Growth to 2028	-0.5%	-	0.7%
Historical Annual Growth 2010 to 2023	-	0.5%	0.7%
White	83.1%	77.4%	73.2%
Black or African American	4.2%	6.9%	7.9%
Asian or Pacific Islander	3.2%	3.4%	4.6%
American Indian or Native Alaskan	0.3%	0.4%	0.3%
Other Races	9.3%	12.0%	14.0%
Hispanic	10.9%	13.9%	16.7%
Average Household Income	\$102,295	\$102,816	\$102,246
Median Household Income	\$69,117	\$71,541	\$74,009
Per Capita Income	\$51,482	\$48,013	\$46,135
Elementary (Grades 0 - 8)	1.8%	2.5%	3.0%
Some High School (Grades 9 - 11)	4.1%	4.5%	4.9%
High School Graduate	25.4%	26.8%	27.6%
Some College	22.3%	21.0%	20.0%
Associates Degree Only	10.2%	10.0%	10.0%
Bachelors Degree Only	22.8%	22.7%	22.6%
Graduate Degree	13.3%	12.5%	11.9%
Total Businesses	3,613	22,784	64,057
Total Employees	21,401	166,776	485,896

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