

**FOR SALE**

# NEW PORT RICHEY OFFICE

6511 Main Street | New Port Richey, FL 34653

<b>PROPERTY</b>	Office
<b>BUILDING SIZE</b>	810 SF
<b>SALE PRICE</b>	\$299,000



## PROPERTY HIGHLIGHTS

- > Prime Office Location in City of New Port Richey
- > Lighted Corner of Main and Congress
- > Highly visible
- > 810 sf - .15 acre
- > Paved parking on Main Street
- > Modern interior with large entryway, two private offices and conference area with break room



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## MARKET DEMOGRAPHICS



POPULATION	1-MILE	3-MILE	5-MILE
2028 Projection	12,685	86,449	179,624
2023 Estimate	11,971	81,495	168,877
Growth 2010-2023	1.0%	1.1%	1.3%
Growth 2023-2028	1.2%	1.2%	1.3%
Median Age	45.2	44.9	44.5



HOUSEHOLDS	1-MILE	3-MILE	5-MILE
2028 Projection	5,823	38,637	78,864
2023 Estimate	5,510	36,462	74,170
Growth 2010-2023	0.2%	0.3%	0.6%
Growth 2023-2028	1.1%	1.2%	1.3%



INCOME	1-MILE	3-MILE	5-MILE
2024 Average Household Income	\$52,647	\$59,212	\$61,308
2024 Median Household Income	\$38,356	\$42,872	\$44,825



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