

OFFICE SPACE FOR LEASE

DICUS BUILDING

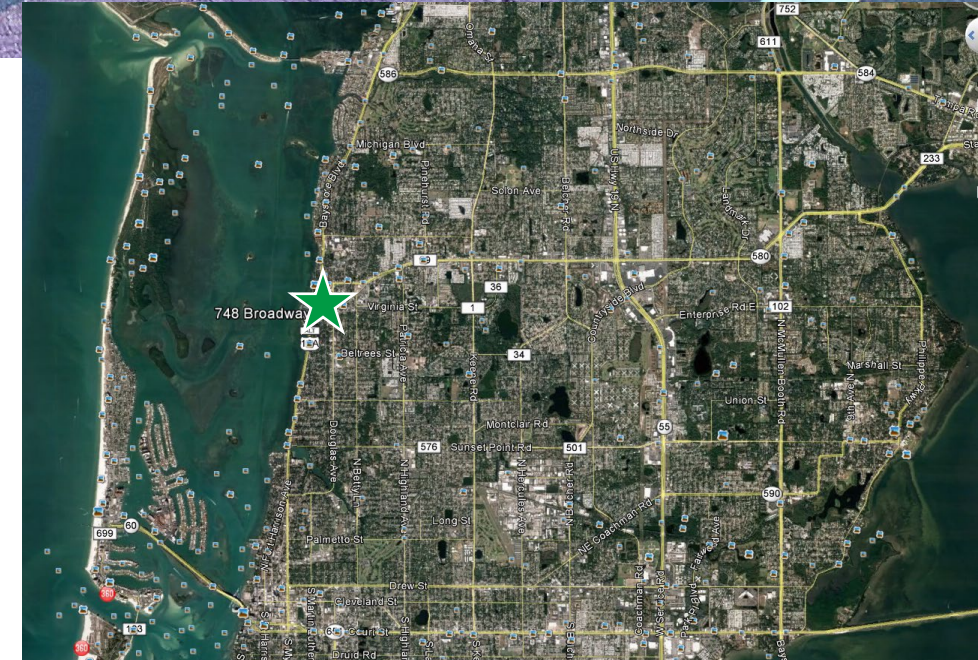
748 BROADWAY ST, DUNEDIN, FL



Property Highlights

- Corner of Main ST. and Broadway (Alt. 19)
- Anchor Tenants: Lafayette & Rushford Home, Eye's on Broadway, Seaside Sushi
- Major East/West Corridor in Pinellas County
- Immediate Occupancy for 1,032 SF 2nd Floor Office Space (Can be divided)

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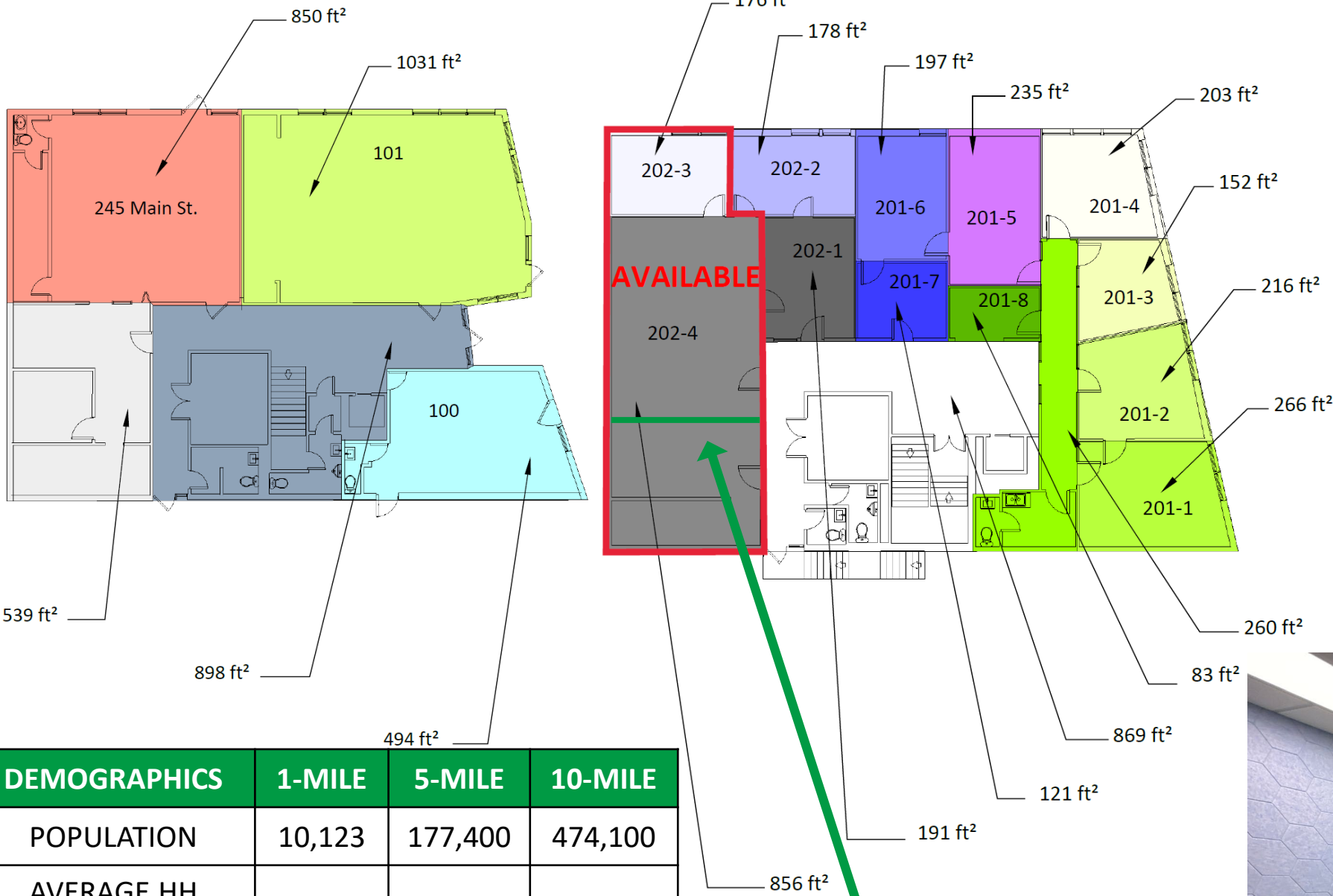


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Ground Floor

2nd Floor



UNIT	TENANT	SF
100	Eyes on Broadway	494
101-245	Lafayette & Rushford	2,420
KIOSK	Seaside Sushi	61
201-1	Dockside Insurance	266
201-2	Dockside Insurance	216
201-3	Dockside Insurance	152
201-4	Dockside Insurance	203
201-5	Dockside Insurance	235
201-6	Dockside Insurance	197
201-7	Dockside Insurance	121
202-1	Pero Engineering	191
202-2	Pero Engineering	178
202-3&4	AVAILABLE	1,032



Space can be divided

DEMOGRAPHICS	1-MILE	5-MILE	10-MILE
POPULATION	10,123	177,400	474,100
AVERAGE HH INCOME	\$69,704	\$82,577	\$85,090
MEDIAN AGE	57.4	50.4	49.9

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