

RETAIL FOR LEASE

- ◆ 5,400 sf retail space available for immediate occupancy
- ◆ Suite is turn-key and ready for move-in
- ◆ New owners recently renovated the center with fresh paint & landscaping
- ◆ New signage installed in 2022
- ◆ Excellent parking in excess of 233 spaces
- ◆ Great access with dedicated turn lane on US Hwy 19 and multiple ingress/egress points
- ◆ Daily traffic counts of 65,000 vehicles per day
- ◆ Join other long-term tenants including Carrabba's, Breakfast Club, Pharmacy, a popular Pho Restaurant and more!



Regency Shoppes

10110 - 10164 US Hwy 19 • Port Richey, FL 34668

Lease Price: \$9-11 psf NNN

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COMMERCIAL ASSET PARTNERS

Sales & Leasing • Investment • Property Management • Site Selection

SITE PLAN



1 Unit #10110 - Carrabba's

2 Unit #10112 - Pharmacy

3 Unit #10114 - Tattoo

4 Unit #10116 - Pub

5 Unit #10118 - Pub

6 Unit #10120 - Pub

7 Unit #10122 - Phto-Plus - Zot Organic

8 Unit #10124 - VQ Nails

10 Unit #10132 - Pho Saigon

11 Unit #10134 - Pops Bargain Bin

12 Unit #10136 - Photography

13 Unit #10138 - Stop N Carry Liquors

14 Unit #10140 - Taste of Curry

15 Unit #10142 - **Available**

16 Unit #10144 - **Available**

17 Unit #10146 - Fademasters

19 Unit #10150 - Smoke Shop

20 Unit #10152 - Labelle Beauty

21 Unit #10154 - Dr. Carvallo

22 Unit #10156 - Breakfast Club

23 Unit #10160 - Print Shop

24 Unit #10162 - Quisqueya Mercado

25 Unit #10164 - Grille One Nine



Demographics - 5 miles



Population Estimate: 127,927



Median Age: 46.5



Average HH Income: \$58,466

Location Map



Parking lot recently resurfaced!



New Monument Sign within past year!

