

WESTSHORE CENTER

3333 S. West Shore Blvd | Tampa, Hillsborough County, FL

OM VENTURES



RETAIL SPACE FOR LEASE | ENDCAPS AVAILABLE
750 – 1,550 SF

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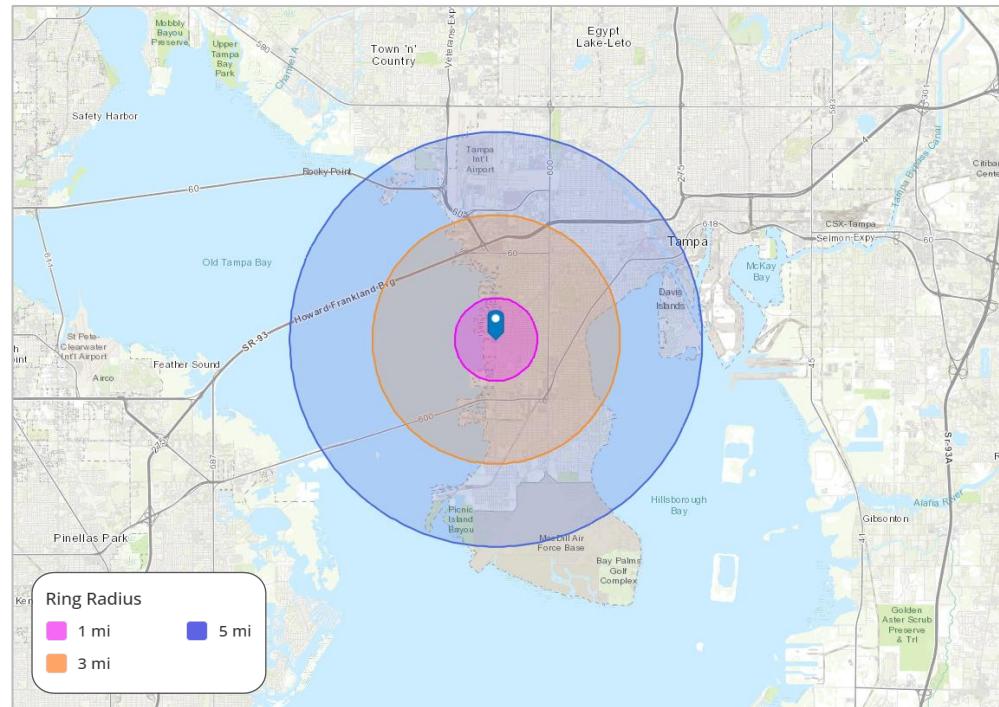
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2025 DEMOGRAPHICS

	1 -Mile	3-Mile	5-Mile
Total Population	11,445	82,120	166,741
Daytime Population	8,283	107,668	276,057
Total Households	4,924	37,243	75,692
Average HH Income	\$207,643	\$181,352	\$161,392



LOCATION

SWC S West Shore Blvd & W Laurel Rd
Folio # 122863-0000



AVAILABLE

- Suite 3329 – 1,550 SF
- Suite 3343 – 750 SF



RATE

Call for Details



HIGHLIGHTS

- High-visibility Westshore Blvd location with strong traffic counts
- Located near the Westshore Marina District, a 52-acre mixed-use destination
- Surrounded by established residential neighborhoods and retail amenities
- Convenient access to major thoroughfares including Gandy Blvd, Kennedy Blvd, and I-275



TRAFFIC COUNTS (FDOT)

Kennedy Blvd – 41,500 VPD
West Shore Blvd – 16,400 VPD
Gandy Blvd – 42,000 VPD

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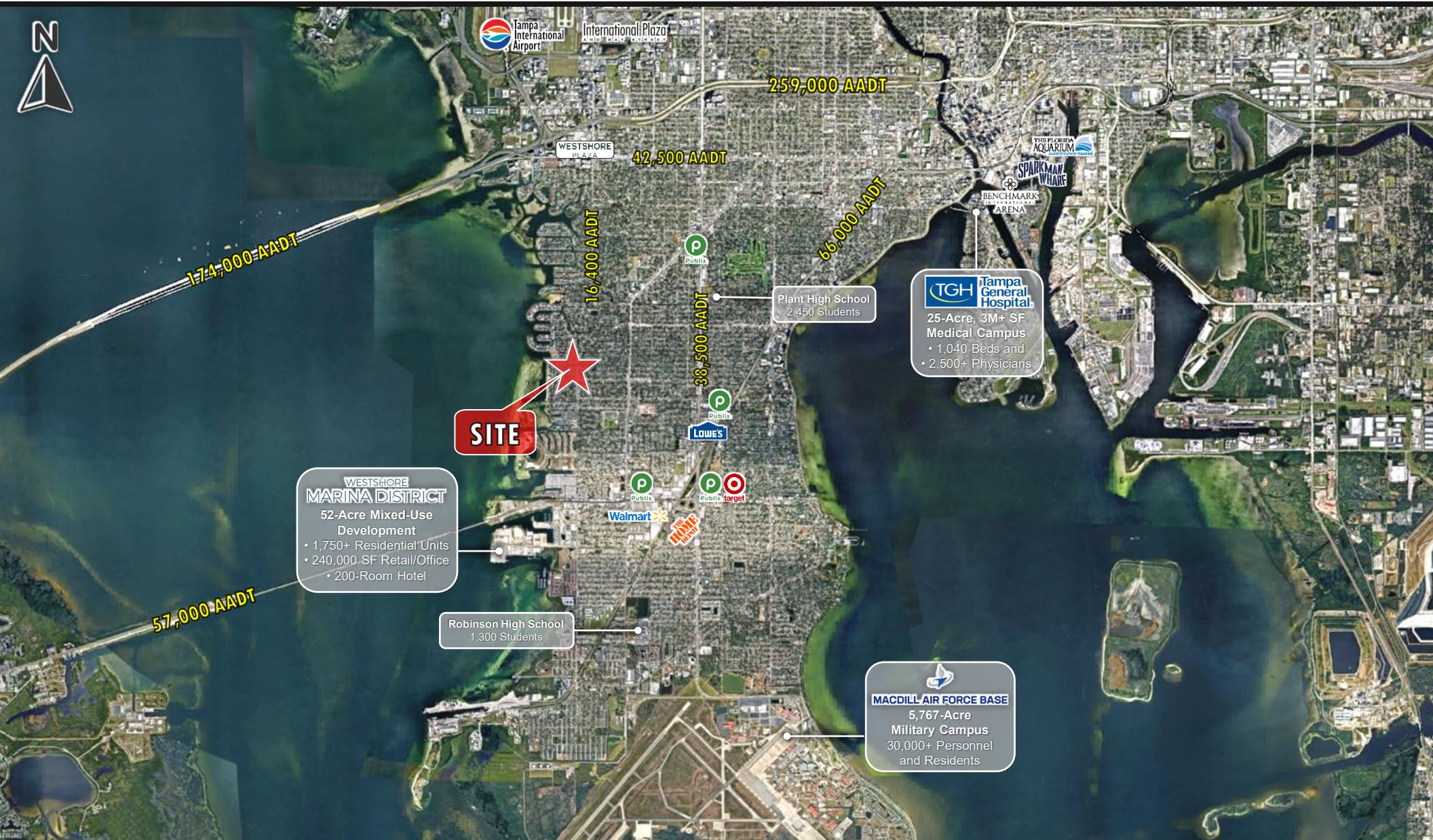
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SUITE	TENANT NAME	SF
3329	AVAILABLE	1,550
3333	Cote France French Café	1,550
3337	Shanghai Chinese Cuisine	750
3339	BluWave Sushi	750
3341	Westshore Men's Hair Shoppe	750
3343	AVAILABLE	750
TOTAL		6,100

Suite 3343 is a turn-key end-cap QSR space, fully equipped with a 10-foot exhaust hood, under-slab grease trap, natural gas service, and an outdoor walk-in cooler, allowing for immediate occupancy. The space also features a private patio.



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