

CARROLLWOOD COMMONS

FOR LEASE

10528 N DALE MABRY HWY, TAMPA, FL 33624



LOCATION DESCRIPTION

Carrollwood Commons is a premier power center located at the intersection of N. Dale Mabry Hwy. and Ehrlich Rd., a major intersection in the highly sought after retail hub of Carrollwood.

PROPERTY HIGHLIGHTS

- 311,534 SF Community Center anchored by Target, DSW, American Signature, Sprouts and Ross
- Located on Dale Mabry Hwy in Carrollwood submarket
- Strong surrounding demographics
- Largest shopping center in Carrollwood submarket with great co-tenancy



DEMOGRAPHICS 0.25 MILES 0.5 MILES 1 MILE

| | | | |
|--------------------|-----------|-----------|----------|
| Total Population | 11,276 | 79,228 | 223,747 |
| Daytime Population | 12,426 | 63,342 | 209,990 |
| Households | 4,752 | 32,459 | 90,260 |
| Average HH Income | \$113,381 | \$101,897 | \$84,026 |



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North Dale Mabry

| SUITE | TENANT NAME | SPACE SIZE | SUITE | TENANT NAME | SPACE SIZE | SUITE | TENANT NAME | SPACE SIZE |
|-------|-------------------------|------------|-------|------------------------------|------------|-------|---------------------------|------------|
| 2 | USPS | 11,904 SF | 11 | Dekalash | 1,183 SF | 19 | Great Expressions | 3,200 SF |
| 3 | Tops Vacuum & Sewing | 1,200 SF | 12 | Happy Feet Plus | 1,925 SF | 20 | GNC | 1,475 SF |
| 4 | Famous Nails | 900 SF | 13 | American Signature Furniture | 49,106 SF | 21 | Bath & Body Works | 2,813 SF |
| 5 | Duck Donuts | 900 SF | 14 | DSW | 26,191 SF | 22 | Pollo Tropical | 3,770 SF |
| 6 | America's Best Contacts | 3,313 SF | 15 | Dollar Tree | 9,840 SF | 23 | Applebees | 5,000 SF |
| 7 | Ross Dress for Less | 26,250 SF | 16 | Party City | 11,021 SF | 24 | Navy Federal Credit Union | 3,600 SF |
| 8 | AT&T | 1,020 SF | 17 | Sprouts Farmers Market | 27,000 SF | 25 | CAVA | 2,500 SF |
| 9 | Great Clips | 1,080 SF | 18 | Scrubs N Stuff | 3,484 SF | 26 | Lease Pending | 6,989 SF |
| 10 | Available | 900 SF | | | | | | |



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