



Property Details:

- ◆ Street Retail Available
1,625 SF Available
\$24.00 SF NNN
- ◆ 245 parking spaces
- ◆ 58,000 AADT traffic count
- ◆ Great tenant mix!
- ◆ Pylon signage
- ◆ Two beautiful 2-story buildings with amazing landscaping and a great tenant base! Offices on the second floor, retail on the first.

Join: Salt Rock Tavern, Rumba Island Bar & Grill, Aveda Whole Spa, Tijuanna Flats, Sportclips, & Hot Tuna Sushi!

DEMOGRAPHICS

Total Population

| | |
|--------------|---------|
| 1 mile | .8,683 |
| 3 mile | .23,032 |
| 5 mile | .72,490 |

Average Household Income

| | |
|--------------|-----------|
| 1 mile | \$.72,814 |
| 3 mile | \$.85,083 |
| 5 mile | \$.92,254 |



For additional information, please contact:

Chris Niewiarowski

chrism@europeanequities.com

727.723.3771 ext. 344

www.europeanequities.com

18167 US Hwy 19 N Suite 600
Clearwater, FL 33764

The information contained herein has been obtained from sources deemed reliable but is subject to verification, change, withdrawal without notice and is submitted without warranty as to accuracy by European Equities Corporation.

