

#### **FOR LEASE**

# **Former Chase Bank**

1475 McMullen Booth Road, Clearwater, FL 33759



### **Property Highlights**

- Prominent freestanding 2nd generation former bank
- 41,500 cars per day on McMullen Booth Road
- Ample Parking: 31 spaces (7.5 / 1,000 SF)
- Four drive-thru lanes
- Affluent, densely populated trade area

1475 McMullen Booth Road **Address** 

Clearwater, FL 33759

Total Bldg. SF 4.126 SF

**Available SF** 4,126 SF

**Land Area** 1.06 Acres



**Jason Donald** Managing Director +1 813 204 5329 jason.donald@cushwake.com **Patrick Berman** Managing Director +1 813 204 5363 patrick.berman@cushwake.com

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One Tampa City Center Suite 3300 Tampa, FL Main +1 813 223 6300



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## **Aerial / Location Map**



#### **Demographics**

	1 Mile	2 Miles	3 Miles
Population	11,170	31,491	68,339
Median HH Income	\$51,217	\$52,620	\$50,945
Average HH Income	\$67,774	\$74,771	\$72,601
Households	4,887	13,779	32,000

### **Traffic Counts**

N McMullen Booth Road @ 590 41,500 AADT 590 @ Flint Dr. E. 15,100 AADT



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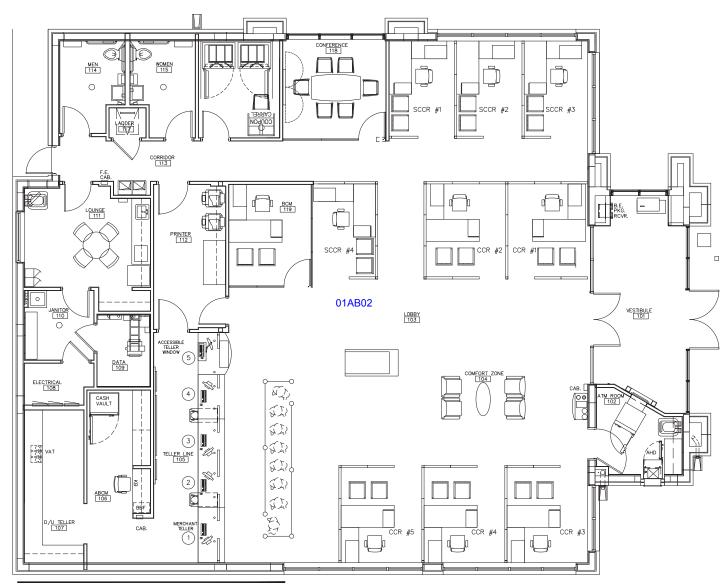
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### **Floorplan**



BUILDING NAME: MCMULLEN BOOTH SOUTH

SAP # 151473 FLOOR #: 01 ADDRESS:1475 MCMULLEN BOOTH RD, CLEARWATER, FL, 33759-3225

SCALE: NOT TO SCALE

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