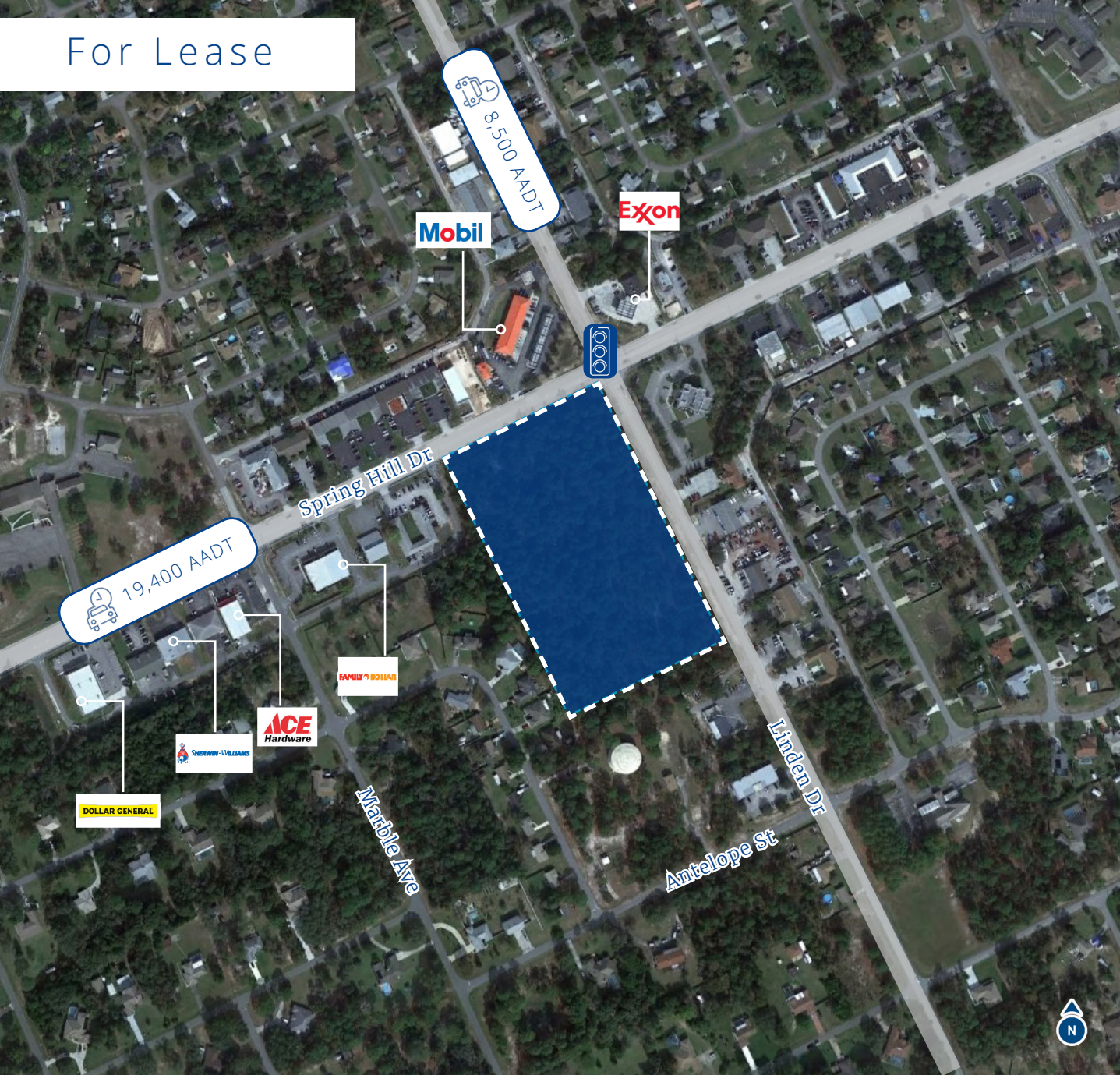


For Lease



± 10 AC Retail Development

Spring Hill Dr. & Linden Dr.
Spring Hill, FL

4830 W Kennedy Blvd #300,
Tampa, FL 33609
P: 813 221 2290

colliers.com

Tyler Peterson CCIM

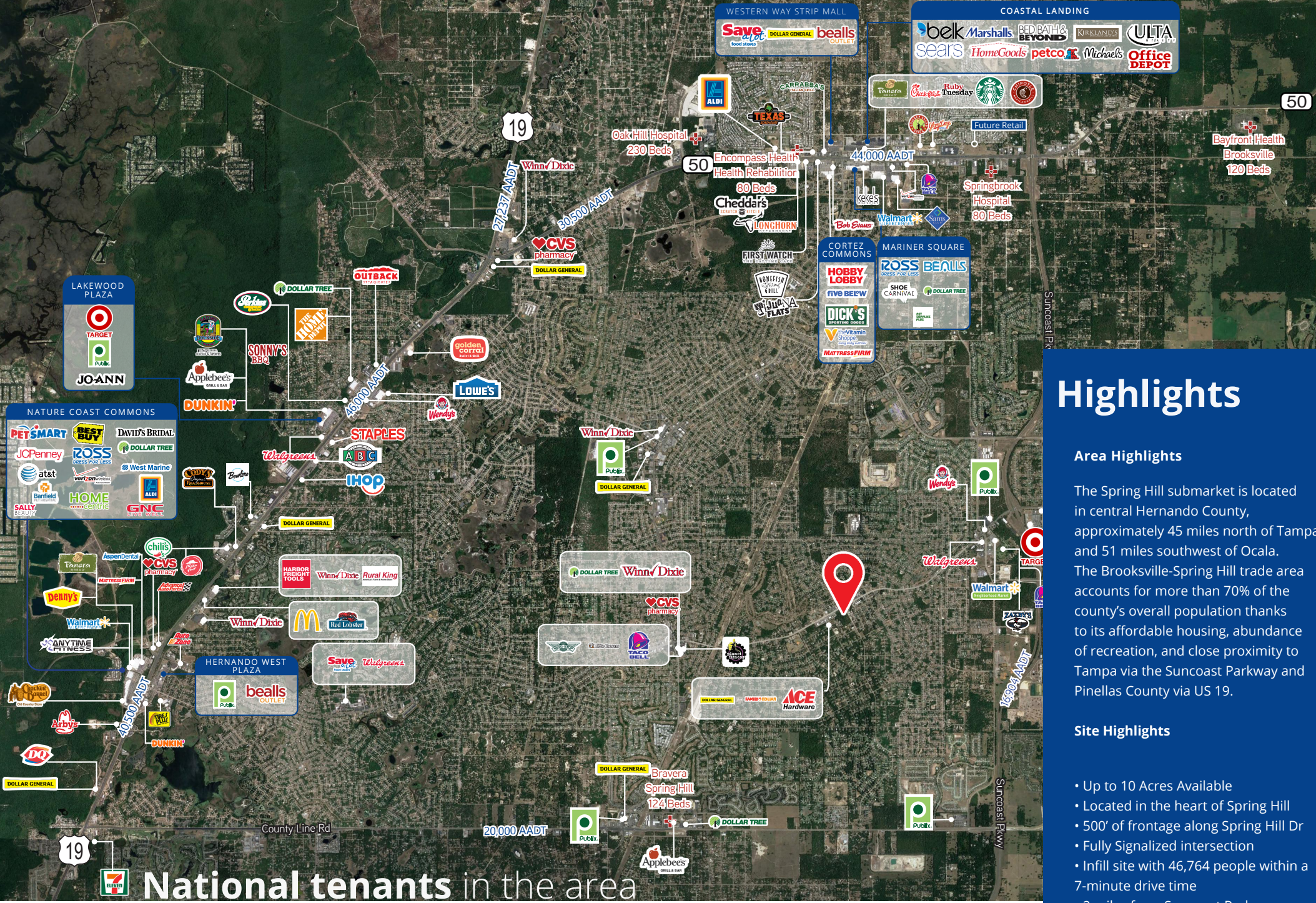
Executive Vice President
Retail Services
tyler.peterson@colliers.com
Mobile: +1 813 297 3299

Kyle Mahoney

Executive Vice President
Retail Services
kyle.mahoney@colliers.com
Mobile: +1 203 804 3086



Accelerating success.



Highlights

Area Highlights

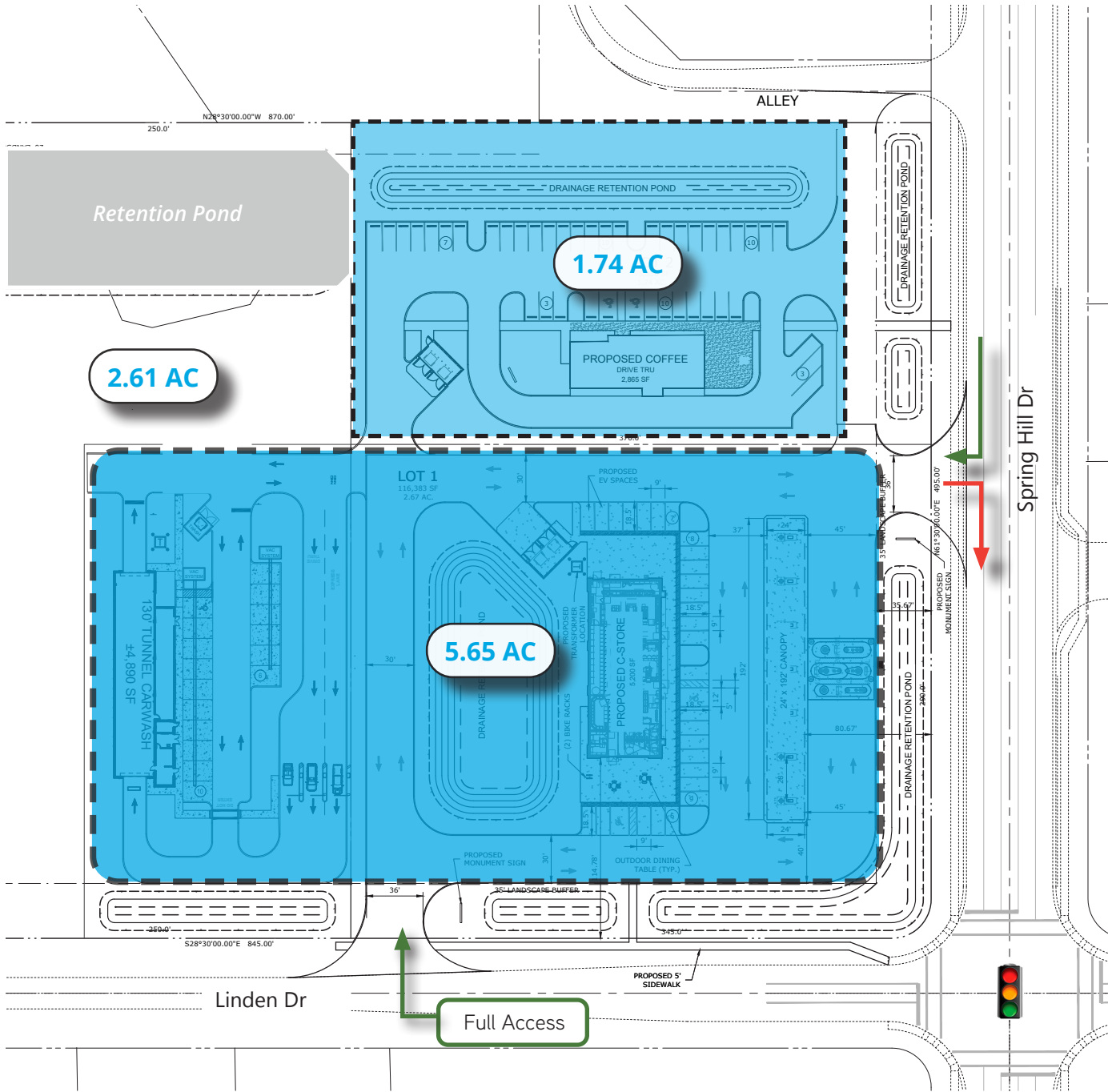
The Spring Hill submarket is located in central Hernando County, approximately 45 miles north of Tampa and 51 miles southwest of Ocala. The Brooksville-Spring Hill trade area accounts for more than 70% of the county's overall population thanks to its affordable housing, abundance of recreation, and close proximity to Tampa via the Suncoast Parkway and Pinellas County via US 19.

Site Highlights

- Up to 10 Acres Available
- Located in the heart of Spring Hill
- 500' of frontage along Spring Hill Dr
- Fully Signalized intersection
- Infill site with 46,764 people within a 7-minute drive time
- 2 miles from Suncoast Parkway

National tenants in the area





Site Plan

- 5.65 AC Available
- 1.74 AC Available
- 2.61 AC Available



daytime population
average household income
households population



1 Mile - 7,064
3 Mile - 59,193
5 Mile - 108,184



1 Mile - 2,677
3 Mile - 22,970
5 Mile - 41,987



1 Mile - 80,645
3 Mile - 86,647
5 Mile - 82,769



1 Mile - 5,265
3 Mile - 47,589
5 Mile - 89,626

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