

RIDGEWOOD SQUARE CENTER

PRIME BUSINESS LOCATION FOR LEASE

6440 Ridge Rd | Port Richey, FL 34668

PROPERTY	Retail
SF AVAILABLE	1,000 SF
BUILDING SIZE	36,570 SF
SITE SIZE	4.21 AC
LEASING PRICE	\$14 PSF MG



PROPERTY HIGHLIGHTS

- > Spacious reception area for welcoming clients or customers
- > Three private offices for your team or business operations
- > Kitchen area for convenience
- > Front entrance and rear exit for easy access and privacy
- > Ample Parking Ratio of 7.11/1,000
- > Rear Access for Deliveries/Shipments
- > Restaurants on Location



CAROL KINNARD
M: 727-809-0184
T: 727-238-3876 ext. 304
ckinnard@holdthyssen.com

28163 US Hwy 19 N
Suite 200
Clearwater, FL 33761
www.holdthyssen.com

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MARKET DEMOGRAPHICS



POPULATION	1-MILE	3-MILE	5-MILE
2029 Projection	12,685	84,521	181,837
2024 Estimate	10,674	70,493	151,518
Growth 2020-2024	0.1%	1.7%	1.9%
Growth 2024-2029	3.8%	4.0%	4.0%
Median Age	41	44.7	47.3



HOUSEHOLDS	1-MILE	3-MILE	5-MILE
2029 Projection	5,490	36,772	80,044
2024 Estimate	4,622	30,663	66,682
Growth 2020-2024	-0.9%	0.2%	0.5%
Growth 2024-2029	3.8%	4.0%	4.0%



INCOME	1-MILE	3-MILE	5-MILE
2024 Average Household Income	\$47,991	\$55,582	\$61,299
2024 Median Household Income	\$37,773	\$43,505	\$46,562



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