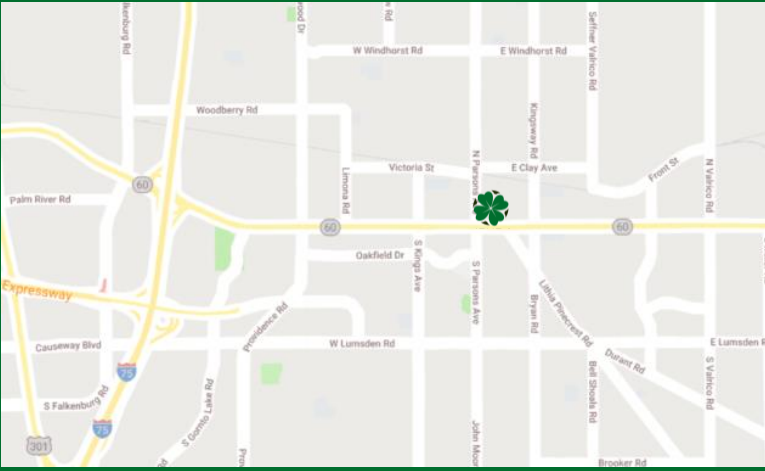
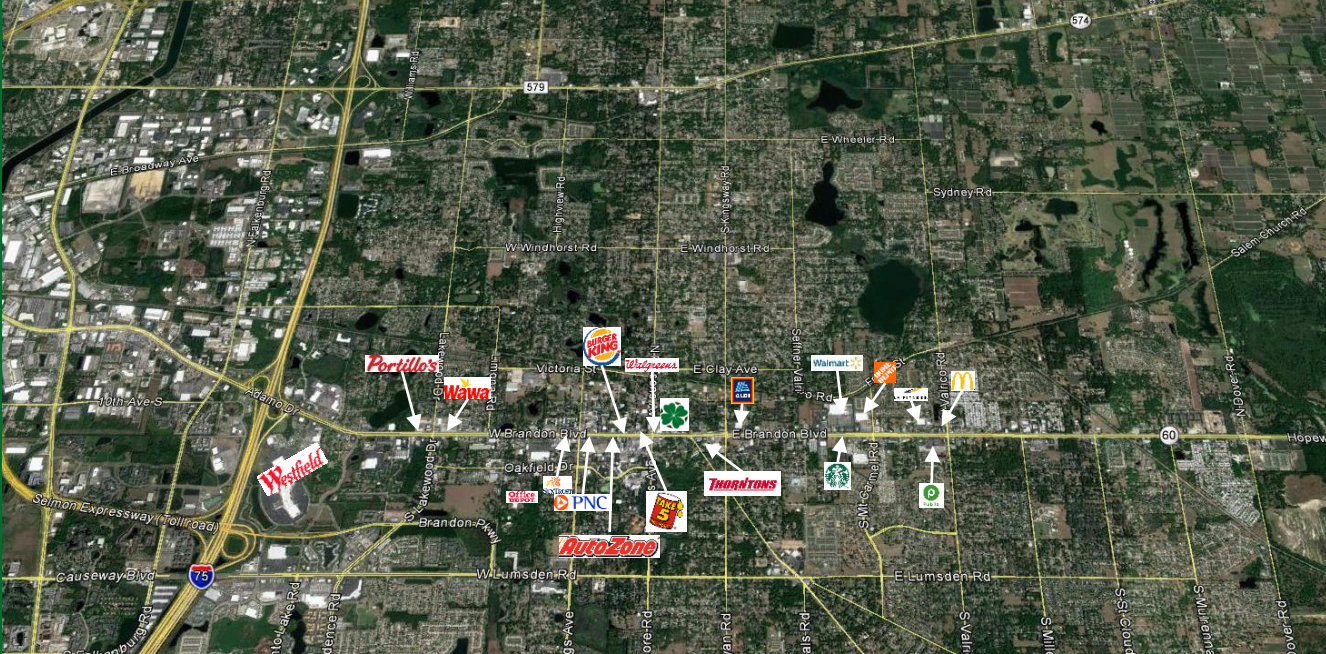


3,000 sf retail/office in heart of Brandon



3,000 square feet for lease in Brandon's heavy commercial corridor.

Available Summer 2019

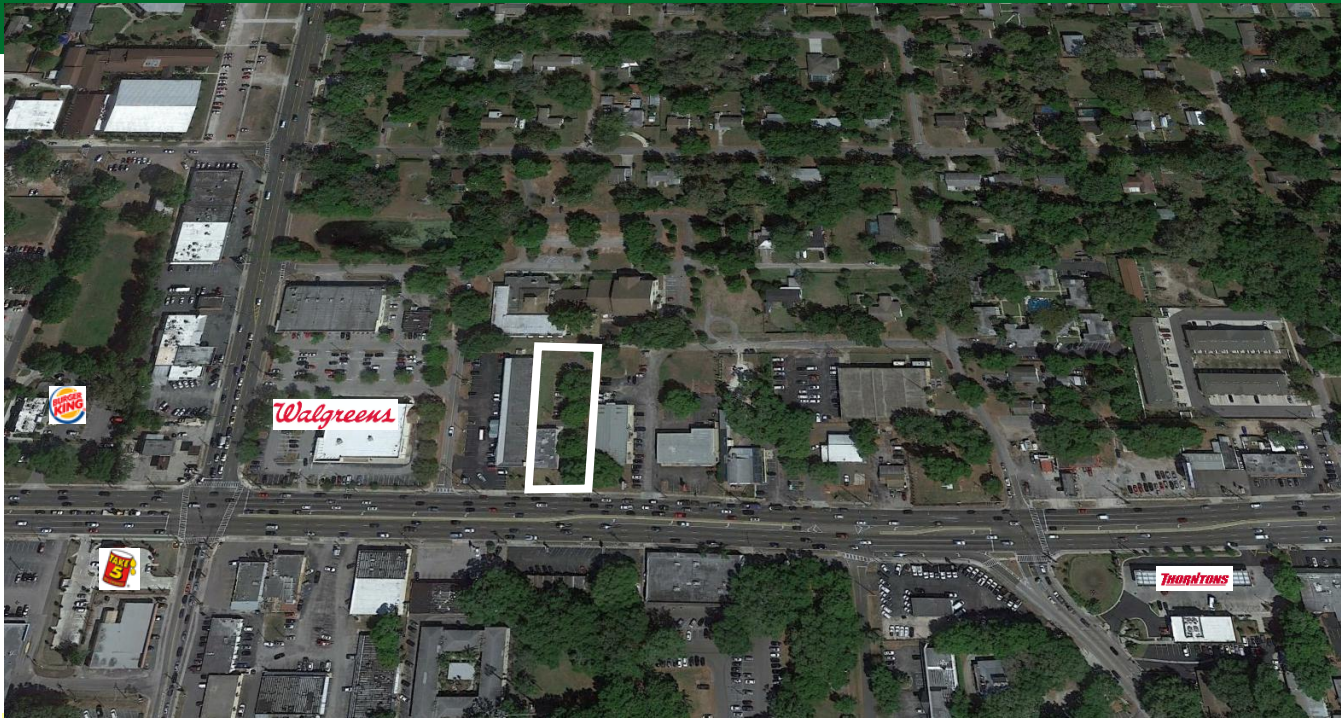


Site Information

- Currently utilized as medical office space
- Tremendous visibility and signage
- .8 acres
- Zoned CG
- 64,000 vpd on SR60 (Brandon Boulevard)
- 28 parking spaces
- Existing tenant is moving to larger space vacating after 30 years. Landlord will invest in reinventing the space.

**For more Information,
Please Contact:
Lyle Fogarty
(813) 641-4261
Lfogarty@Clover-Properties.com**

**Jason Dickey
(813) 374-9186
Jdickey@dickeyholdings.com**



Demographics	1 mile	3 miles	5 miles
Population:	10,235	96,443	208,598
Proj. Growth (2017-22):	1.17%	1.04%	1.24%
Average HH income:	\$65,047	\$75,682	\$76,761
Median Age:	33.5	35.5	36

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