

PARK BLVD & BELCHER RD HARD CORNER

7100 Park Blvd N | Pinellas Park, FL 33781



PROPERTY HIGHLIGHTS:

- 1.00 acre (MOL) outparcel available
- Prominent signalized intersection in Pinellas Park with a combined traffic count of 68,400 (AADT)
- Strong demographics include a population of over 267,000 with an average income of more than \$65,000 within a 5-mile radius
- Area retailers include Lowe's, Sam's Club, Publix Super Market, CVS, Pizza Hut, Wells Fargo and Starbucks

KEY DEMOS	1 MILE	3 MILES	5 MILES
POPULATION			
2019 Estimated Population	11,837	106,350	267,203
2019 Estimated Households	4,812	45,858	119,881
INCOME			
2019 Est. Avg HH Income	\$76,715	\$65,967	\$65,053
AGE			
Median Age	42	45	47
DAYTIME DEMOS			
Number of Businesses	544	4,946	13,569
Number of Employees	4,136	50,740	138,897
Total Daytime Population	8,080	89,829	239,480
TRAFFIC COUNTS			
Park Blvd N (E/W)	53,000 AADT		
Belcher Rd (N/S)	15,400 AADT		



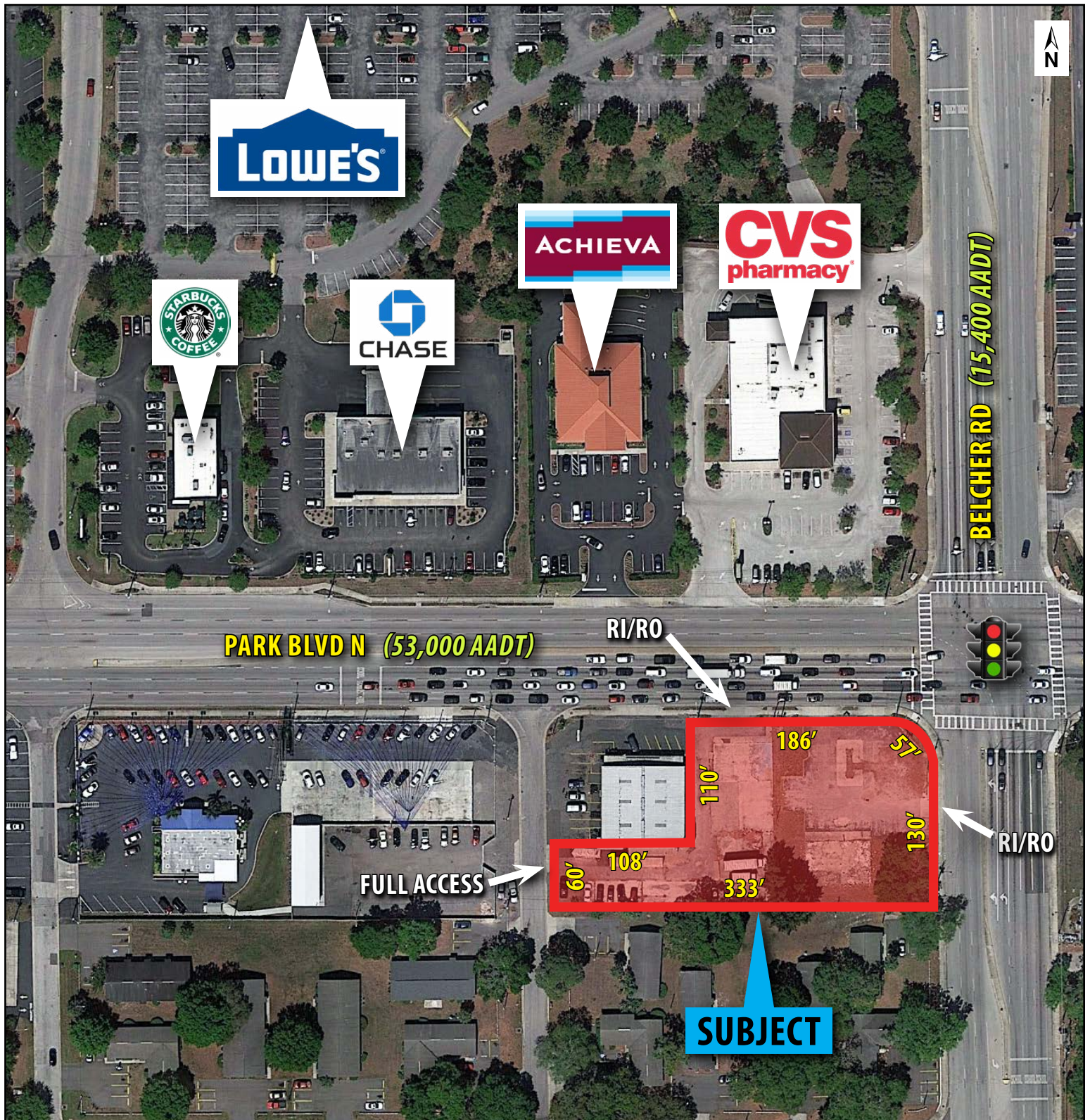
FOR LEASING INFORMATION:

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