

Publix #1562 - Island Village Shopping Center

200 Island Way
Clearwater Beach, FL 33767
Lat 27.978, Long -82.817

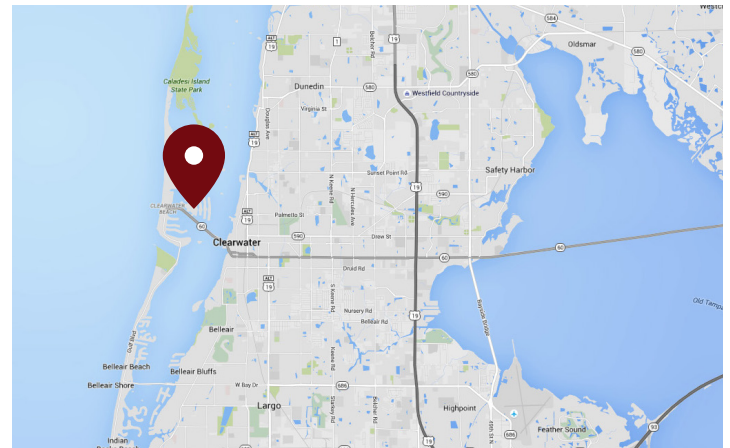
FOR LEASE



2,650 - 4,611 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Tampa MSA
- Publix Redeveloped and Re-Opened in December 2017
- Located on Island Estates, just One Fourth of a Mile from Memorial Causeway
- Only Grocery Option on Clearwater Beach
- Pylon Sign with Tenant Panels
- Traffic Count: 36,500 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	5,602	48,927	152,112
Daytime Population	7,159	54,475	150,422
Total Households	2,621	20,931	67,950
Avg. HH Income	\$117,642	\$73,125	\$71,401

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Sandra Woodworth

813.210.7509 | swoodworth@crossmanco.com
9950 Princess Palm Avenue, Suite 340, Tampa, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.

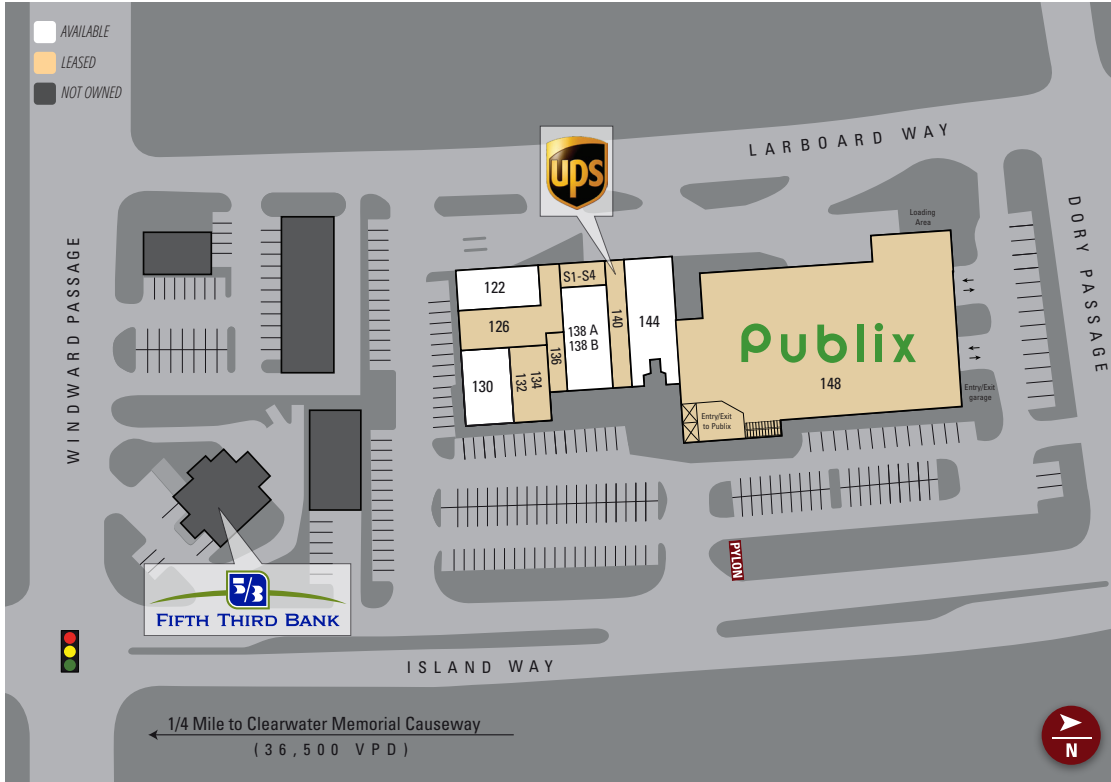


www.crossmanco.com

Publix #1562 - Island Village Shopping Center

200 Island Way
 Clearwater Beach, FL 33767
 Lat 27.978, Long -82.817

SITE PLAN



Suite	Tenant	Size
148	Publix	33,140
122	AVAILABLE	2,650
126	Celt's Irish Tavern	2,849
130	AVAILABLE	2,665
132-134	LG Nails & Spa	2,080
136	Berkshire Hathaway Home Services	960
138 A-B	AVAILABLE	3,160
140	UPS Store	1,600
144	AVAILABLE	4,611
S1-S4	Storage	824

TOTAL 53,715



Sandra Woodworth

813.210.7509 | swoodworth@crossmanco.com
 9950 Princess Palm Avenue, Suite 340, Tampa, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.



Crossman & Company

www.crossmanco.com

Publix #1562 - Island Village Shopping Center

200 Island Way
Clearwater Beach, FL 33767
Lat 27.978, Long -82.817

FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



Saturday	80,960
Sunday	73,791
Monday	70,596

OF VISITS

TOP 3 HOURS

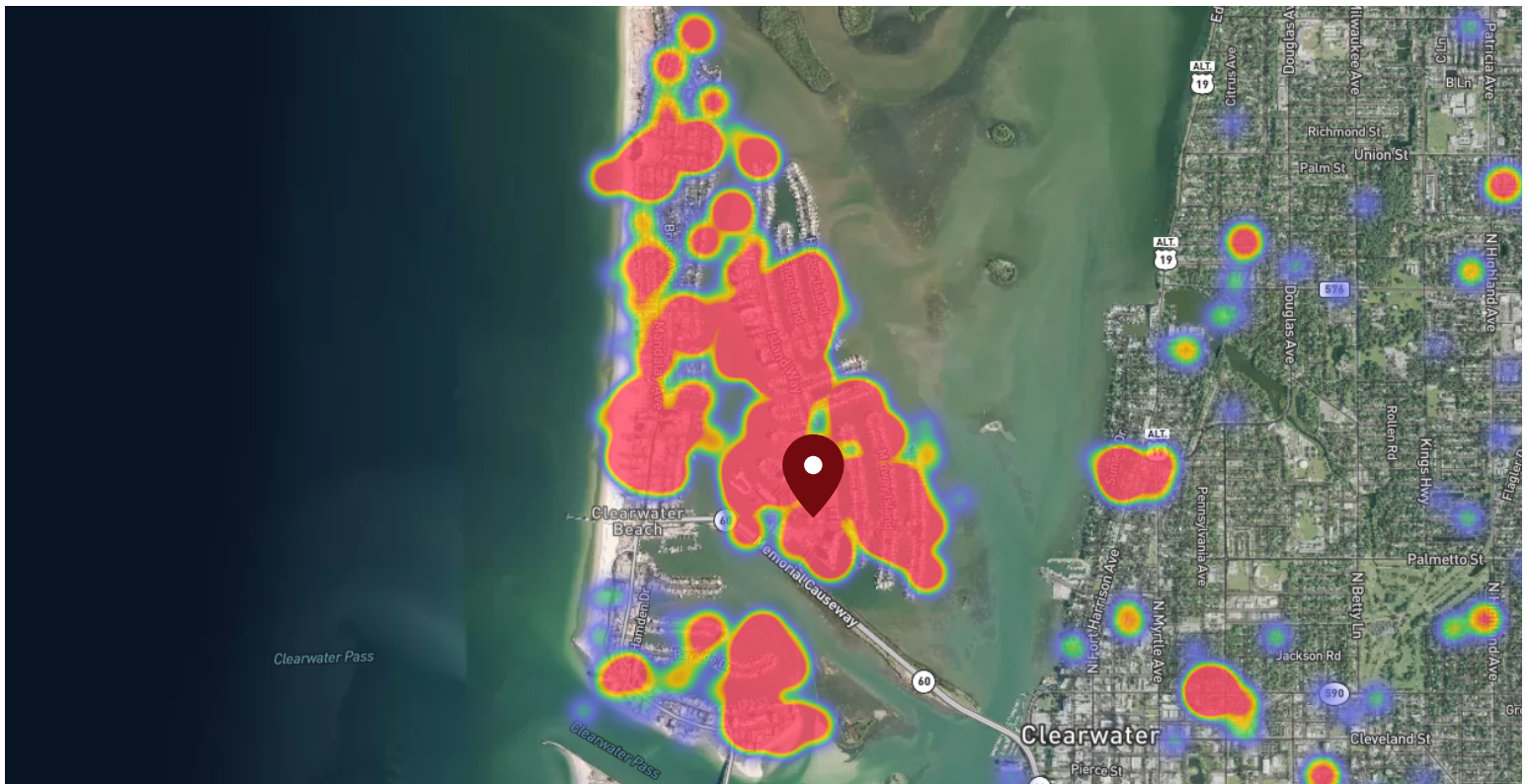


5-6 PM	77,247
12-1 PM	77,035
4-5 PM	76,359

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) Oct 1, 2019 - Sept 30, 2020

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

Data provided by Placer Labs Inc. (www.placer.ai)

Sandra Woodworth

813.210.7509 | swoodworth@crossmanco.com
9950 Princess Palm Avenue, Suite 340, Tampa, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.



Crossman & Company

www.crossmanco.com