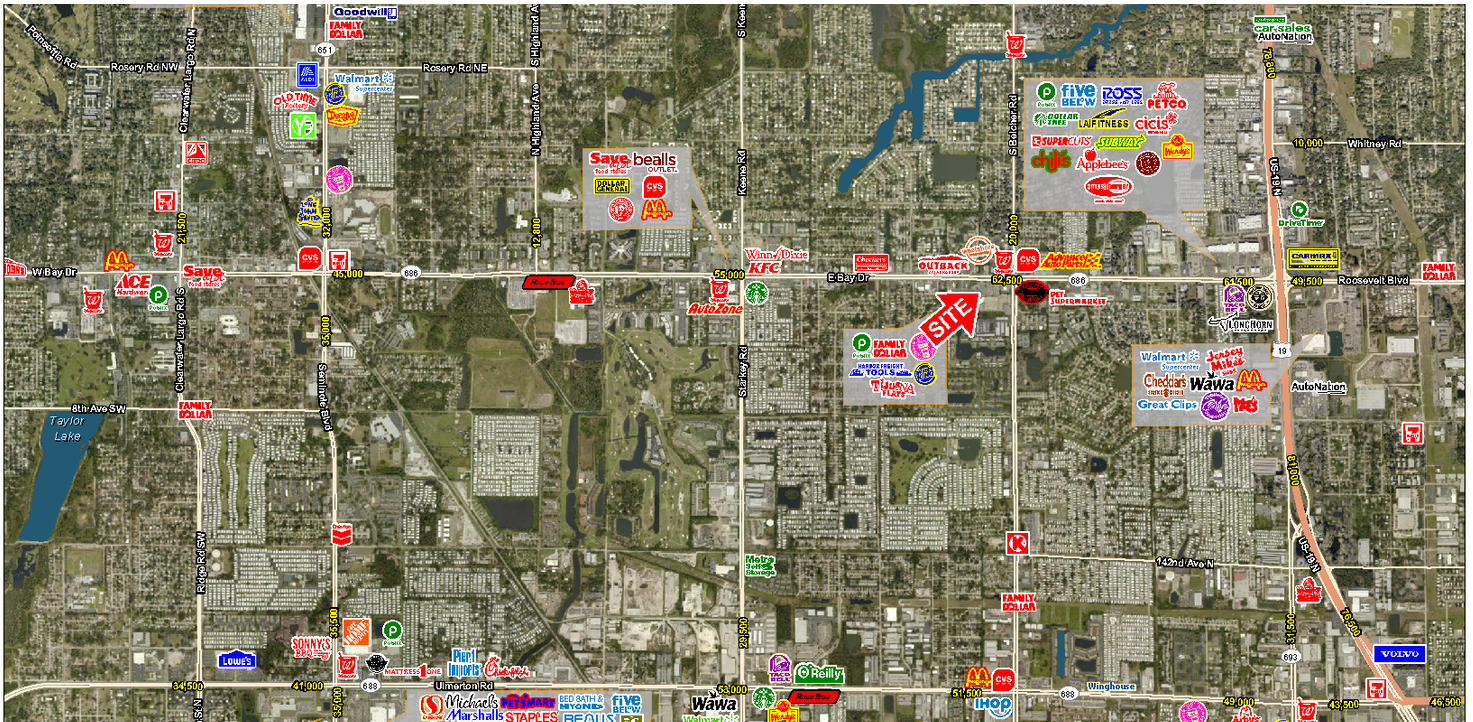


# HAVOLINE XPRESS LUBE SURPLUS - LARGO

2985 E Bay Dr, Largo, FL 33771

## EXECUTIVE SUMMARY



## LOCATION OVERVIEW

Centrally located on East Bay Drive between Belcher Road and Keene Road

## PROPERTY HIGHLIGHTS

- BLDG GLA: 1,508 SF
- PARCEL: 0.45 AC
- Excellent visibility on the heavily trafficked, East Bay Drive which is a major retail corridor in the Largo market
- Traffic Counts (AADT): East Bay Drive - 62,500 and Belcher Road - 20,000
- Located less than 2 miles from US 19
- Area retailers include: Publix, WinnDixie, Harbor Freight Tools, Pet Supermarket, Wawa, Dollar General, Bealls Outlet, Save-A-Lot, and more

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Population	20,268	121,768	254,142
Daytime Population	15,080	124,102	278,251
Households	9,978	55,403	110,117
Average HH Income (\$)	55,563	59,907	63,140



## EXCLUSIVE AGENT(S)

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