

# River Crossing Office Space

8813 River Crossing Blvd., New Port Richey, FL 34655



**BERKSHIRE  
HATHAWAY**  
HomeServices

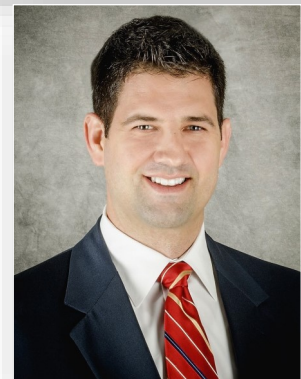
Florida Properties Group

COMMERCIAL DIVISION



## ***For Lease***

- ⊕ 997 SF and 1,623 SF office spaces for Lease
- ⊕ Upgraded interior finishes
- ⊕ Ideal for Medical or Professional uses
- ⊕ Over 6.5/1,000 SF Parking Ratio
- ⊕ Less than 3 miles to Trinity Medical Center
- ⊕ Less than 1 block east of Little Road
- ⊕ Excellent signage and exposure
- ⊕ Lease Rate: \$18.00 PSF MG



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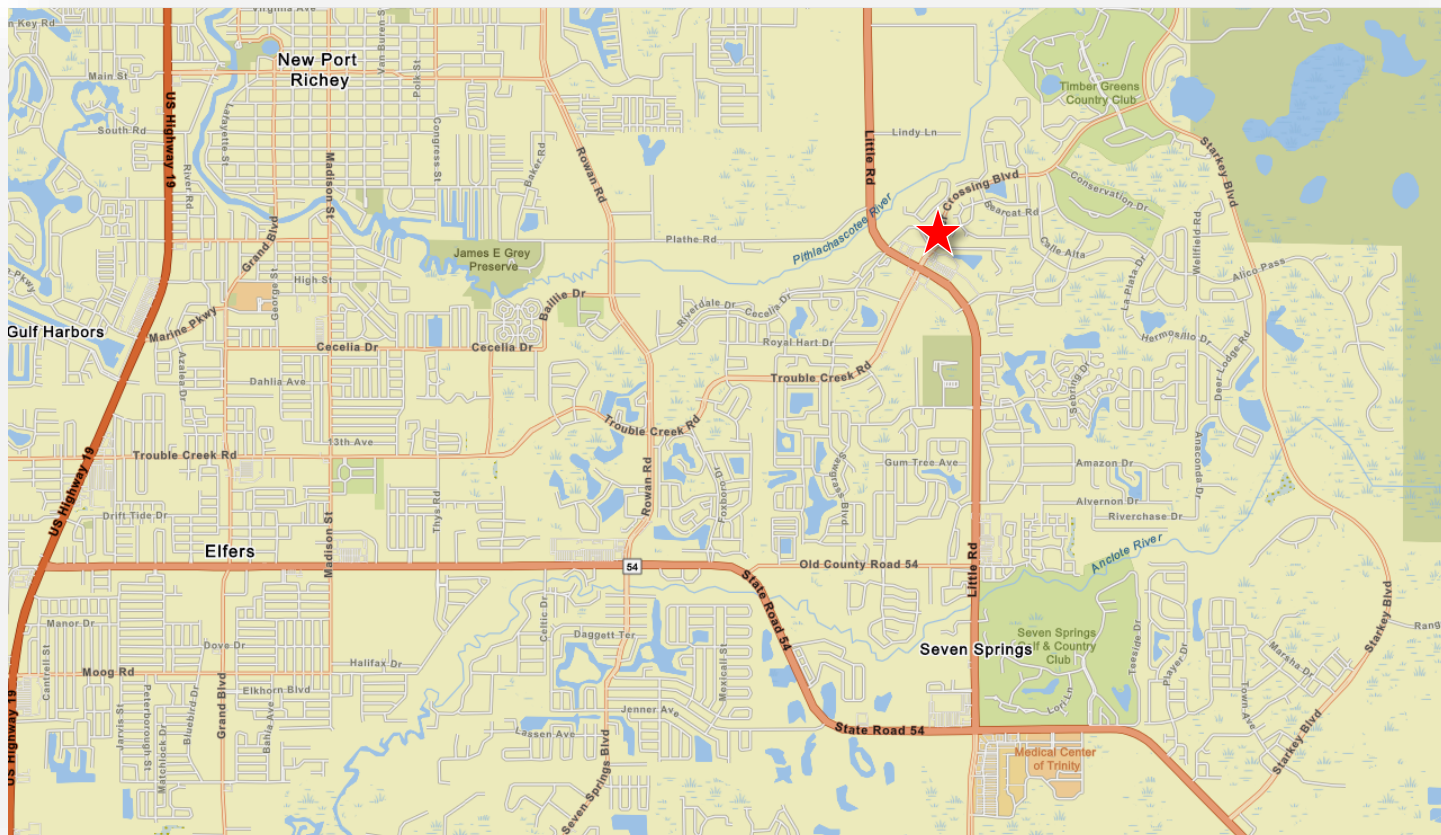


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## AREA DEMOGRAPHICS (5 MILE RADIUS)

### KEY FACTS

147,698  
Population

2.4

Average Household Size

48.2

Median Age

\$45,689

Median Household  
Income

### ANNUAL HOUSEHOLD SPENDING

\$1,501  
Apparel &  
Services

\$113  
Computers

\$2,604  
Eating Out

\$3,816  
Groceries

\$4,608  
Health Care

### INCOME

\$45,689  
Median Household  
Income

\$26,239  
Per Capita Income

\$97,624  
Median Net Worth

### EMPLOYMENT

65%  
White Collar

18%  
Blue Collar

17%  
Services

4.7%  
Unemployment Rate

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