# **SHOPPES OF SOUTH DALE**

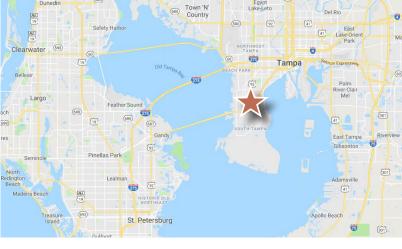
4027 S. Dale Mabry Hwy. | Tampa, FL 33611 **RETAIL SPACE FOR LEASE** 











### **PROPERTY HIGHLIGHTS**

### AVAILABLE SPACE: 1,200 SF

- Excellent location in the heart of South Tampa's primary retail corridor with close proximity to Gandy Blvd., Selmon Expressway, and I-275
- Other tenants include: Tijuana Flats, Hair Cuttery, Smashburger, Another Broken Egg & more
- Perfect location for retail users interested in being in the heart of South Tampa

Anchored by





### DEMOGRAPHICS

### POPULATION **1 Mile** 17,199 **3 Mile** 90,947 5 Mile 156,770

DAYTIME POPULATION

1 Mile 41.8

3 Mile 39.5

5 Mile 37.8

### HOUSEHOLDS

**1 Mile** 7,881 **3 Mile** 42,403 **5 Mile** 71,370

### AVE. HOUSEHOLD INCOME



### **1 Mile** \$144,062 3 Mile \$126,834 **5 Mile** \$108,132

### DAILY TRAFFIC COUNTS



S. Dale Mabry 35,500 AADT

**(\)** 813.682.6126

LICENSED REAL ESTATE BROKER

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ALEX WRIGHT SENIOR DIRECTOR

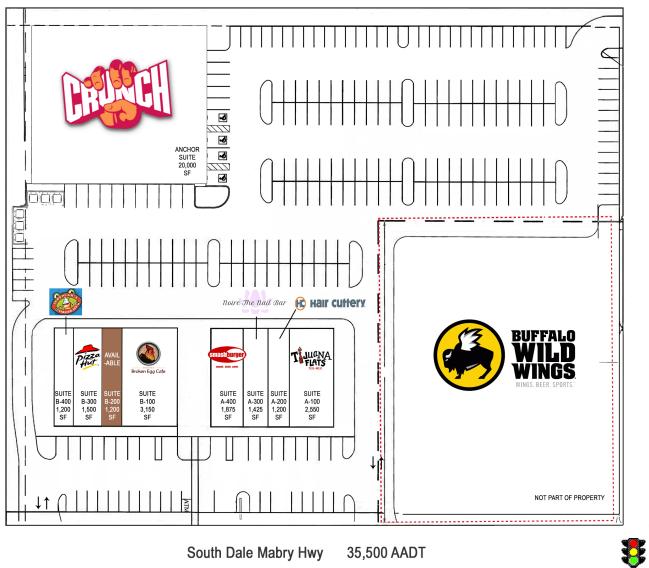
(L) 813.682.6135

**MEDIAN AGE** 

JORDAN STEPHENS LEASING ASSOCIATE

### **RETAIL FOR LEASE** | SHOPPES OF SOUTH DALE | 4027 S. DALE MABRY HWY.

## ST. FranklinStreet



South Dale Mabry Hwy

35,500 AADT

	Anchor	Crunch Fitness	20,000
	A-100	Tijuana Flats	2,550
	A-200	Hair Cuttery	1,200
	A-300	Noire the Nail Bar	1,425
	A-400	Smashburger	1,875
	B-100	Another Broken Egg	2,250
	<b>B-200</b>	Available	1,200
	B-300	Pizza Hut	1,500
	B-400	Jeremiah's Italian Ice	1,200



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