

# CREST POINTE TOWNE CENTER | Brandon, Florida



Situated in a high growth area with impressive demographics, including an average household income of \$103,843 and retail expenditures of \$2,832 per household per month within one mile, Crest Pointe Towne Center is a 43.52+/- acre mixed-use development anchored by a new Walmart Supercenter. The project also includes a TND/MUD zoned residential development. The site will have easy access from both Bloomingdale Avenue and Lithia Pinecrest Road and a new traffic light is to be installed at the main entrance on Bloomingdale.

Two outparcels are available.

## NEIGHBORING RETAIL



## SIZE

43.52+/- acres

## LOCATION

Bloomingdale Avenue  
Brandon, Florida

## TRAFFIC COUNTS

Bloomingdale Avenue - 49,000  
Lithia Pinecrest Road - 5,800

## KEY DEMOGRAPHICS

3-MILE RADIUS

### POPULATION

Current Estimated Population	74,994
Projected Population (5 Years)	81,274
2010 Census Population	70,313

### HOUSEHOLDS

Current Estimated Households	26,868
Projected Households (5 Years)	28,431
2010 Census Households	24,717

### INCOME

Average Household Income	\$102,843
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### MEDIAN AGE

40 years

### DAYTIME DEMOGRAPHICS

Number of Businesses	1,730
Number of Employees	13,144
Total Daytime Population	34,701

### CONSUMER EXPENDITURES

Total Retail Expenditures	\$913.15 M
Per Household per Month	\$2,832

## LEASING CONTACTS

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Tenant names, building sizes and shopping center configuration are subject to change.



