

# Publix #1160 - Gulf to Bay Plaza

525 S. Belcher Road  
Clearwater, FL 33764  
Lat 27.959, Long -82.746

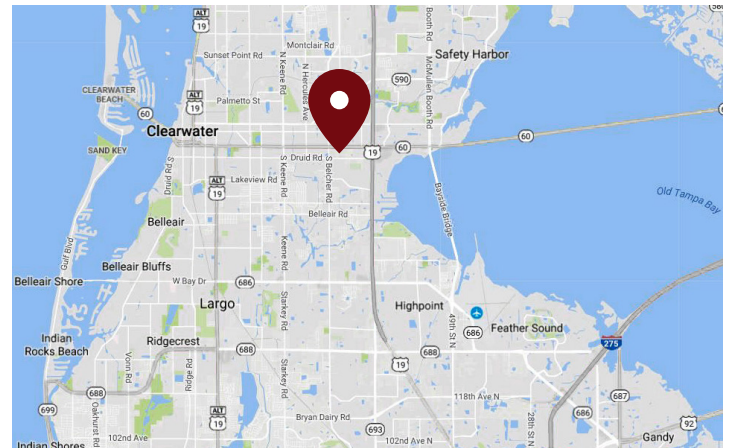
FOR LEASE



4,600 SF OP AVAILABLE

## PROPERTY HIGHLIGHTS

- Tampa MSA – Pinellas County
- Anchored by Publix and Office Depot
- 5 Miles from Downtown Clearwater and Clearwater Beach
- Less than 1 Mile from Clearwater High School
- Well Positioned at the High Traffic Intersection of Highway 60 and Belcher Road
- Densely Populated Trade Area
- Combined Traffic Count of 73,500 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	14,591	114,169	261,354
Daytime Population	13,400	106,883	262,911
Total Households	6,143	50,242	117,795
Avg. HH Income	\$64,133	\$66,429	\$66,292

Data provided by Placer Labs Inc. ([www.placer.ai](http://www.placer.ai)) & Esri

## Sandra Woodworth

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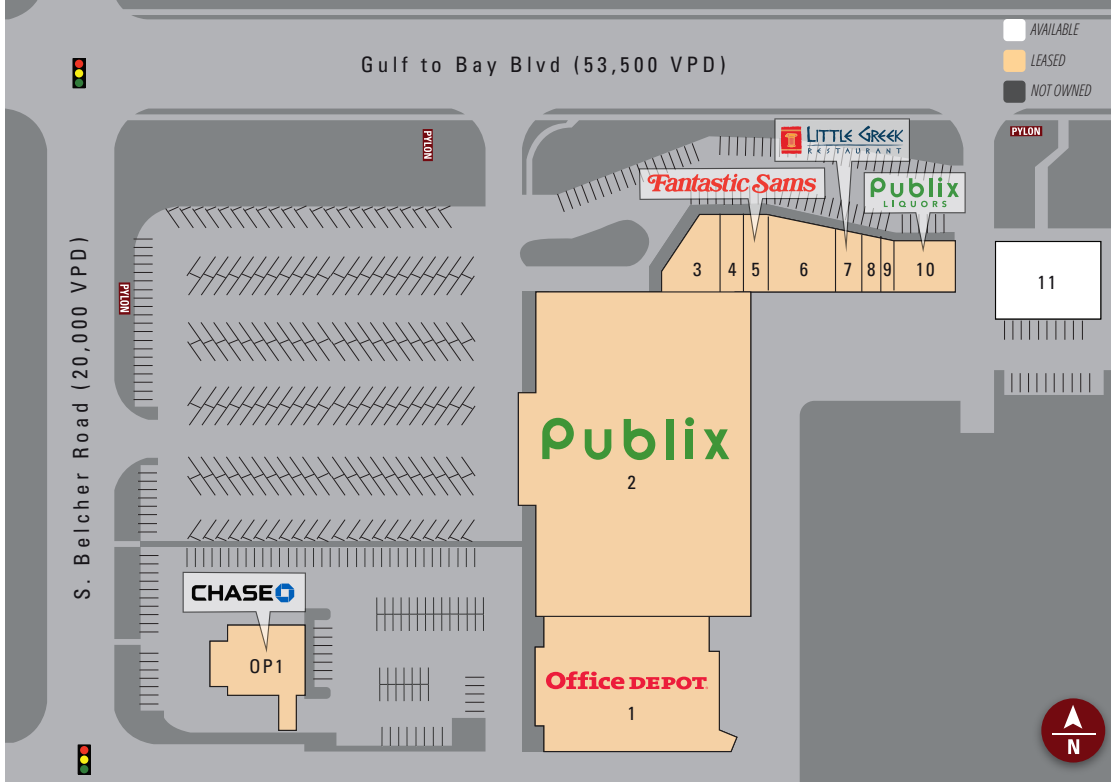
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## SITE PLAN



Suite	Tenant	Size
2	Publix	54,340
1	Office Depot	19,132
3	Russo's Restaurant	3,095
4	Ocean Nails	1,181
5	Fantastic Sams	1,174
6	Outspoken Bicycle	3,634
7	Little Greek	1,397
8	Sun Country Cleaners	949
9	UBREAKIFIX	882
10	Publix Liquors	1,489
11	AVAILABLE	4,600
OP1	Chase	OP2

TOTAL 91,873



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## FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY

 **281,600**

EST. # OF VISITS ANNUALLY

 **1.12M**

AVG. VISITS / CUSTOMER

 **3.99**

AVG. LENGTH-OF-STAY / VISIT

 **53 MIN**

TOP 3 DAYS



Sunday	187,905
Saturday	181,033
Friday	156,705

# OF VISITS

TOP 3 HOURS

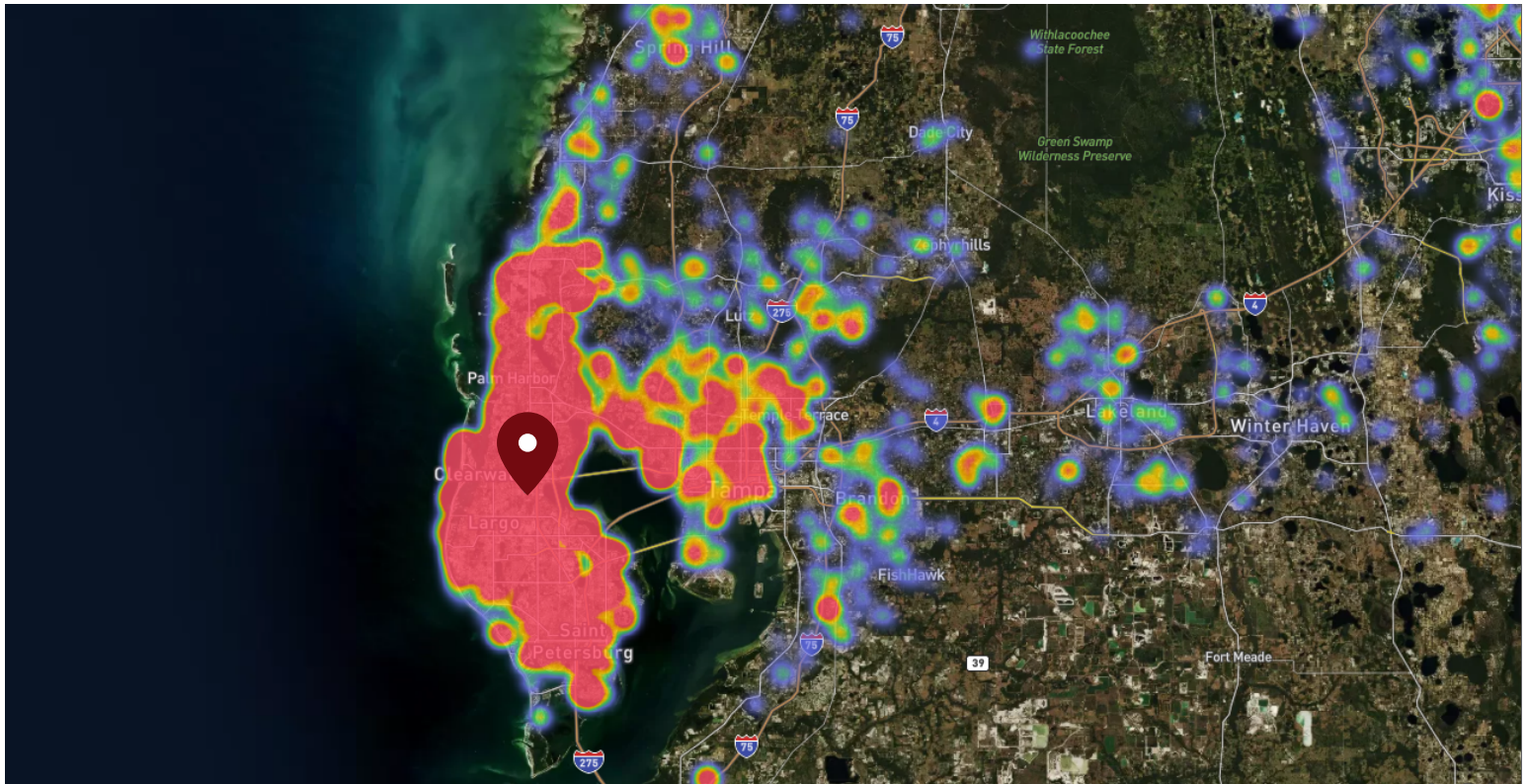


5-6 PM	195,307
1-2 PM	192,981
4-5 PM	191,347

# OF VISITS

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

## SITE VISIT DENSITY



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

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