

2,600 S.F. AVAILABLE



SIZE

BUILDING: 9,000 s.f.  
PARCEL: 1.46 acres

LOCATION

270 ft. south of southwest corner of  
US-41 & Bayshore Gardens Parkway,  
Bradenton, FL

TRAFFIC COUNTS

US-41 - 44,500

KEY DEMOGRAPHICS

3-MILE RADIUS

POPULATION

Current Estimated Population	77,403
Projected Population (5 Years)	88,903
2010 Census Population	69,636

HOUSEHOLDS

Current Estimated Households	35,459
Projected Households (5 Years)	38,850
2010 Census Households	30,926

INCOME

Average Household Income	\$50,521
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MEDIAN AGE

44 years

DAYTIME DEMOGRAPHICS

Number of Businesses	3,196
Number of Employees	37,745

KEY TENANTS

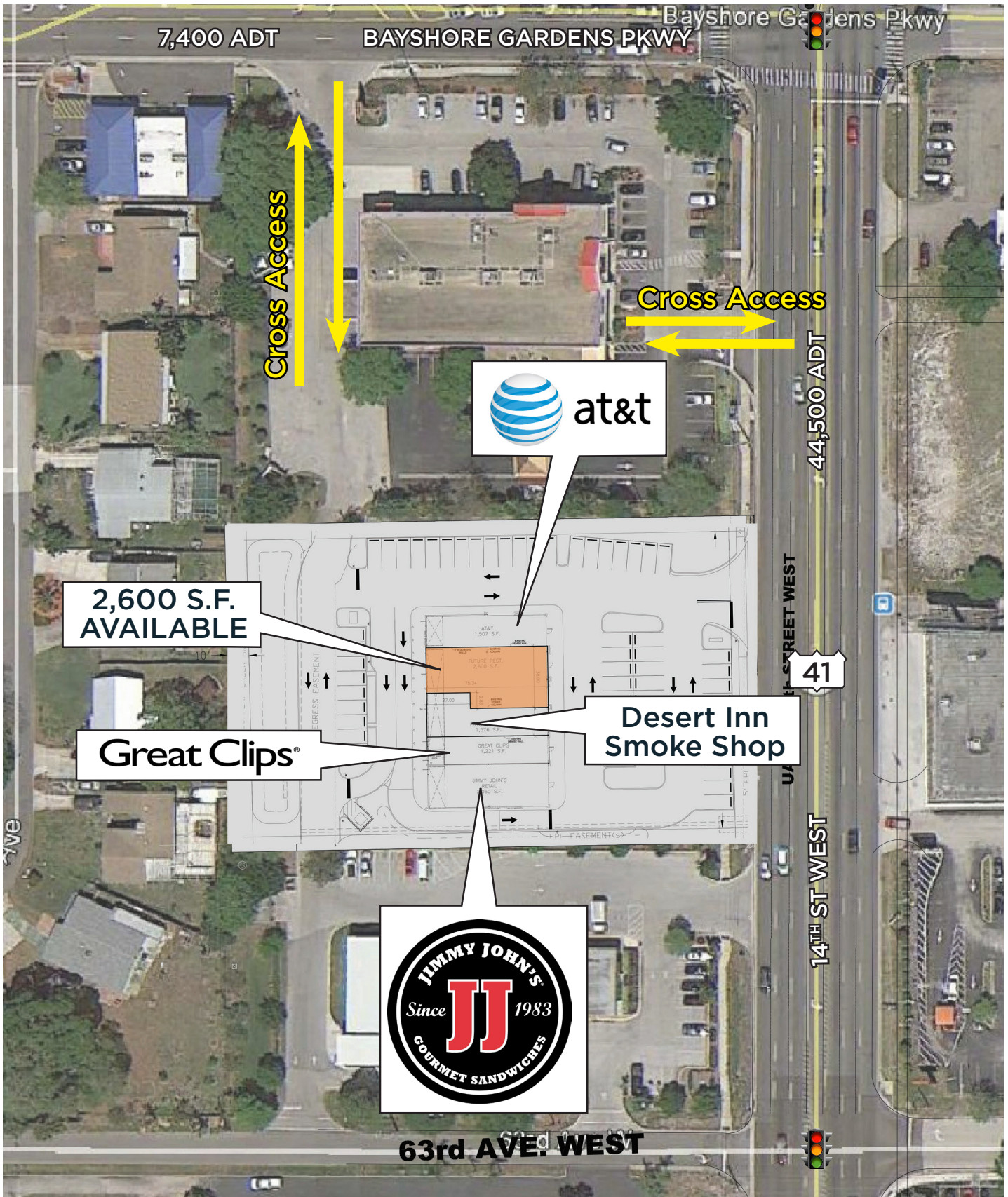


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LEASING CONTACT

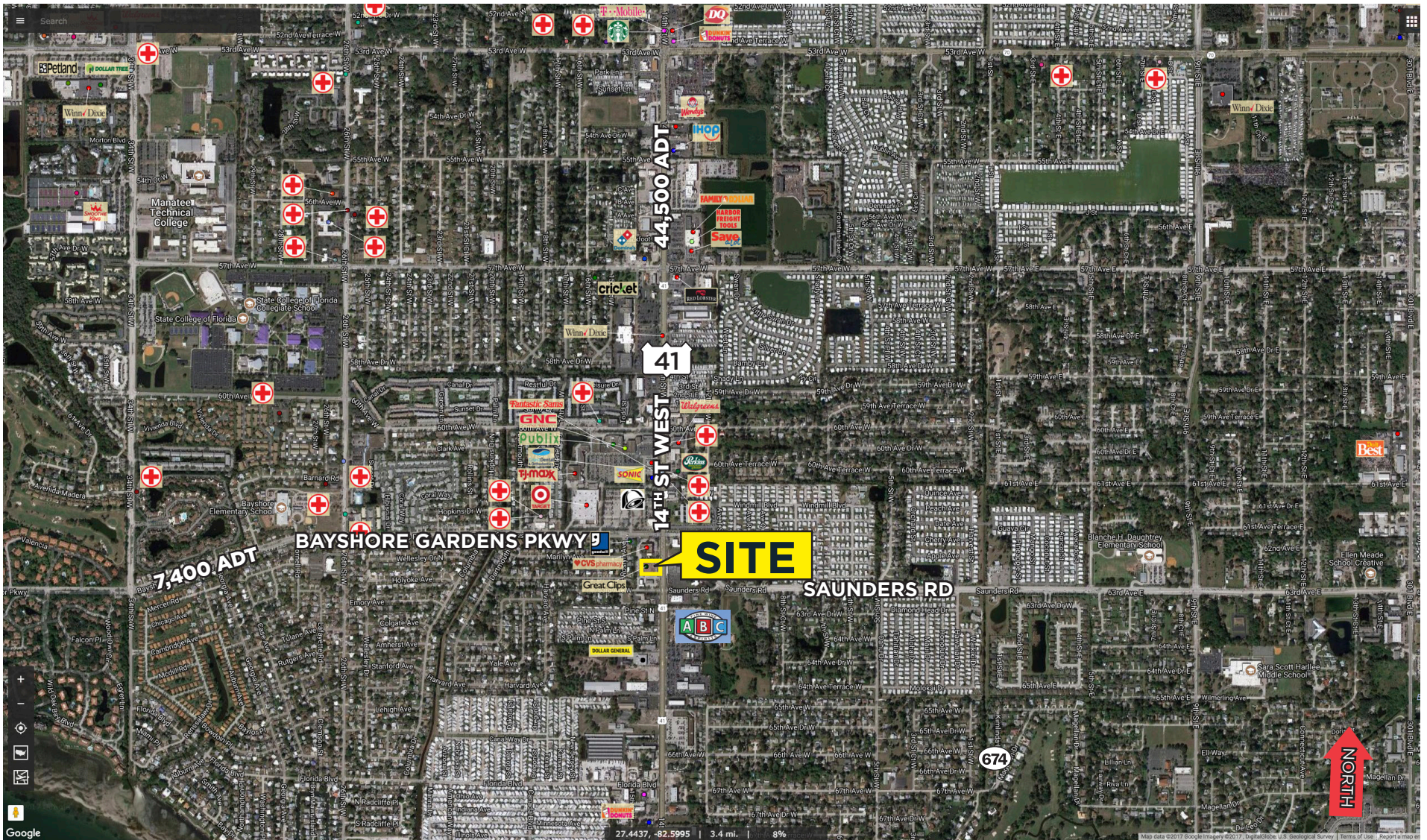
Massimo Rastrelli

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





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