



Overview

- Anchors: Publix, Beall's, and Dollar Tree
- Located on NW corner of Walsingham Rd and Indian Rocks Rd at a signalized intersection with great visibility on both roads
- Redeveloped in 2014
- Less than 1.5 miles to the gulf beaches

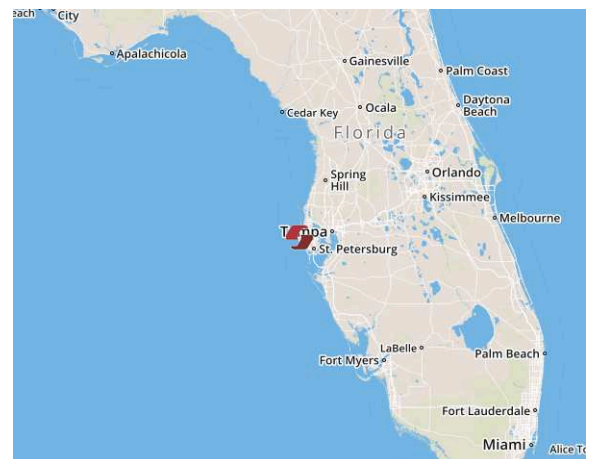
| Demos | 3 Miles | 5 Miles | 7 Miles |
|----------------------|----------|----------|----------|
| Population | 74,116 | 156,087 | 268,071 |
| Households | 33,158 | 72,601 | 123,436 |
| Avg Household Income | \$82,852 | \$77,162 | \$73,857 |

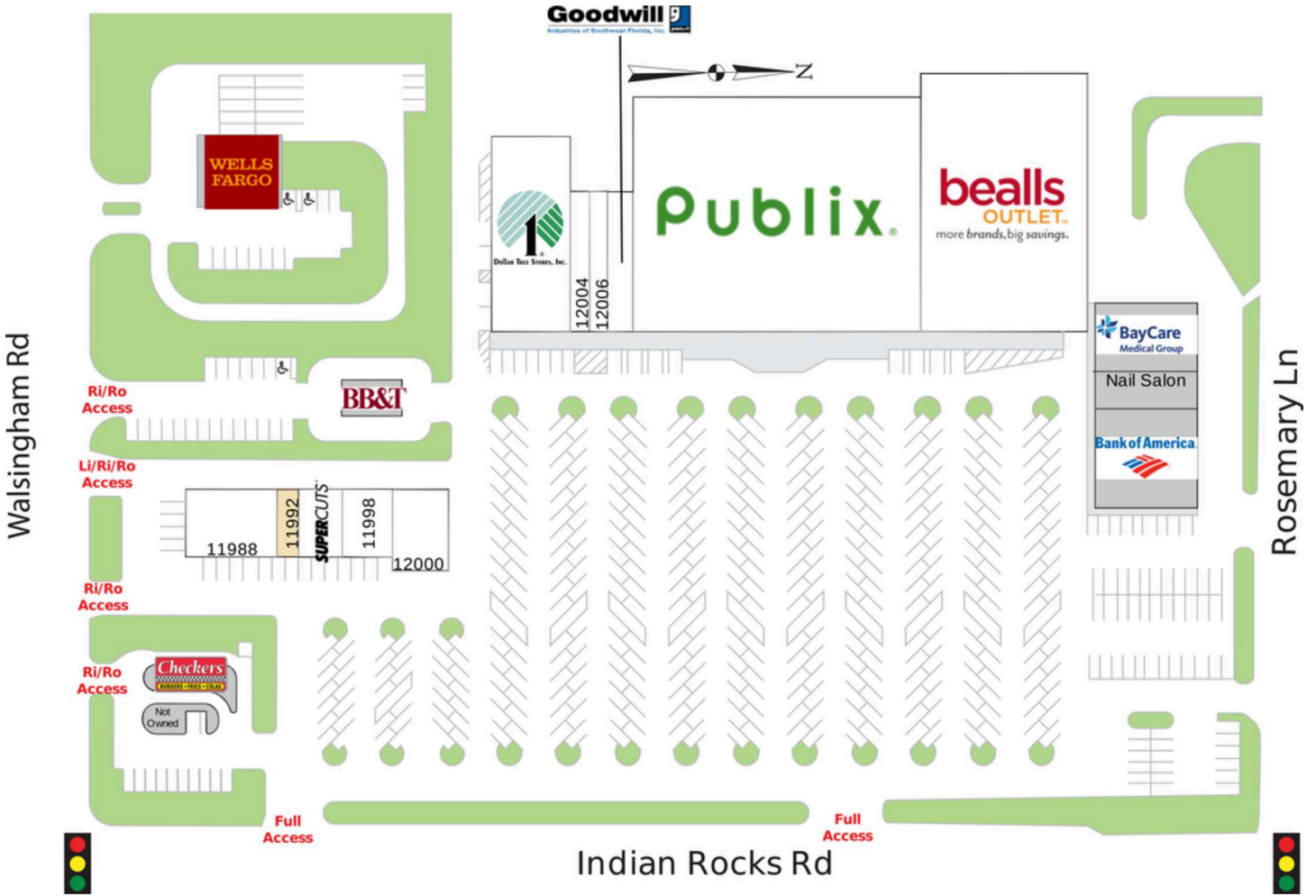
Leasing Contact

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Traffic Counts (AADT)

Walsingham Rd 17,500
Indian Rocks Rd 15,000





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|-------|--------------------|-------|-------|--------------------------|--------|-------|---------------------|--------|
| 11988 | Goose's Sports Bar | 3,272 | 12000 | Oasis Salon Studio & Spa | 1,800 | 12006 | Publix Liquor Store | 1,500 |
| 11992 | Available | 600 | 12002 | Dollar Tree | 10,500 | 12018 | Goodwill | 2,609 |
| 11994 | Supercuts | 1,200 | 12004 | China One | 1,500 | 12022 | Publix | 45,600 |
| 11998 | Wally Wash | 1,400 | | | | 12030 | Beall's Outlet | 22,000 |