

HERNANDO WEST PLAZA

1338-1498 Pinehurst Dr Spring Hill, FL 34606

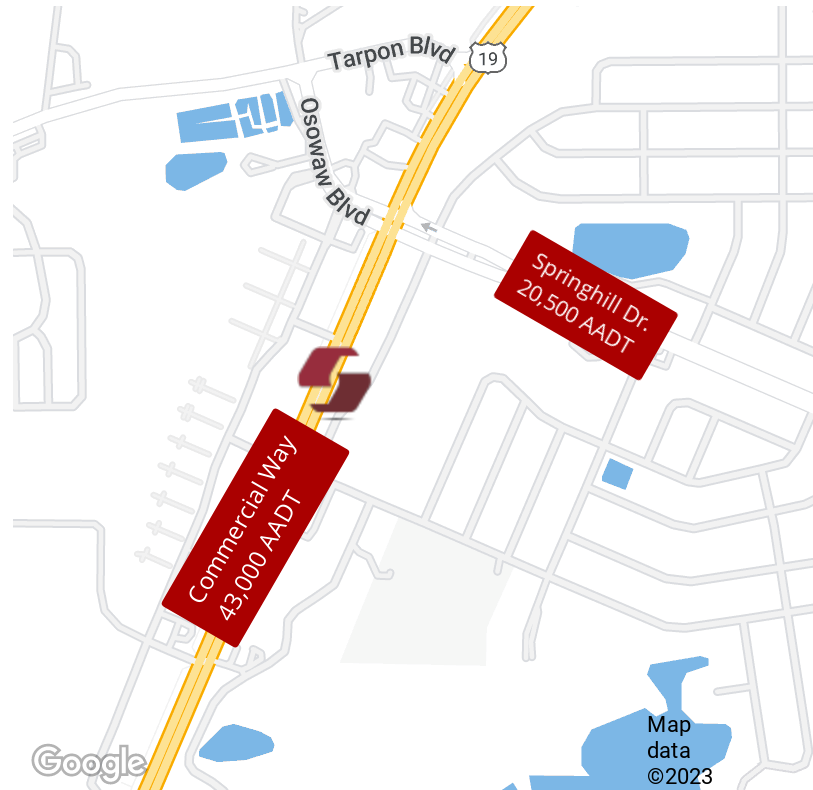


PROPERTY HIGHLIGHTS

- Publix-anchored center located on Commercial Way/US Hwy 19, a major north and south thoroughfare through the heart of Spring Hill
- Situated in Spring Hill's retail hub, surrounded by retailers JCPenney, Walmart, Best Buy, Ross, PetSmart, Aldi, David's Bridal, among several others
- Redeveloped Publix store, with the grand re-opening in November 2023
- Two traffic signals on Commercial Way, with several full-access points to the shopping center

DEMOGRAPHICS

	3 MILES	5 MILES	7 MILES
Total Households	14,048	28,115	50,635
Total Population	30,521	63,950	118,854
Average HH Income	\$59,348	\$63,506	\$66,317



The Sembler Company | 800.940.6000 | <https://www.sembler.com>

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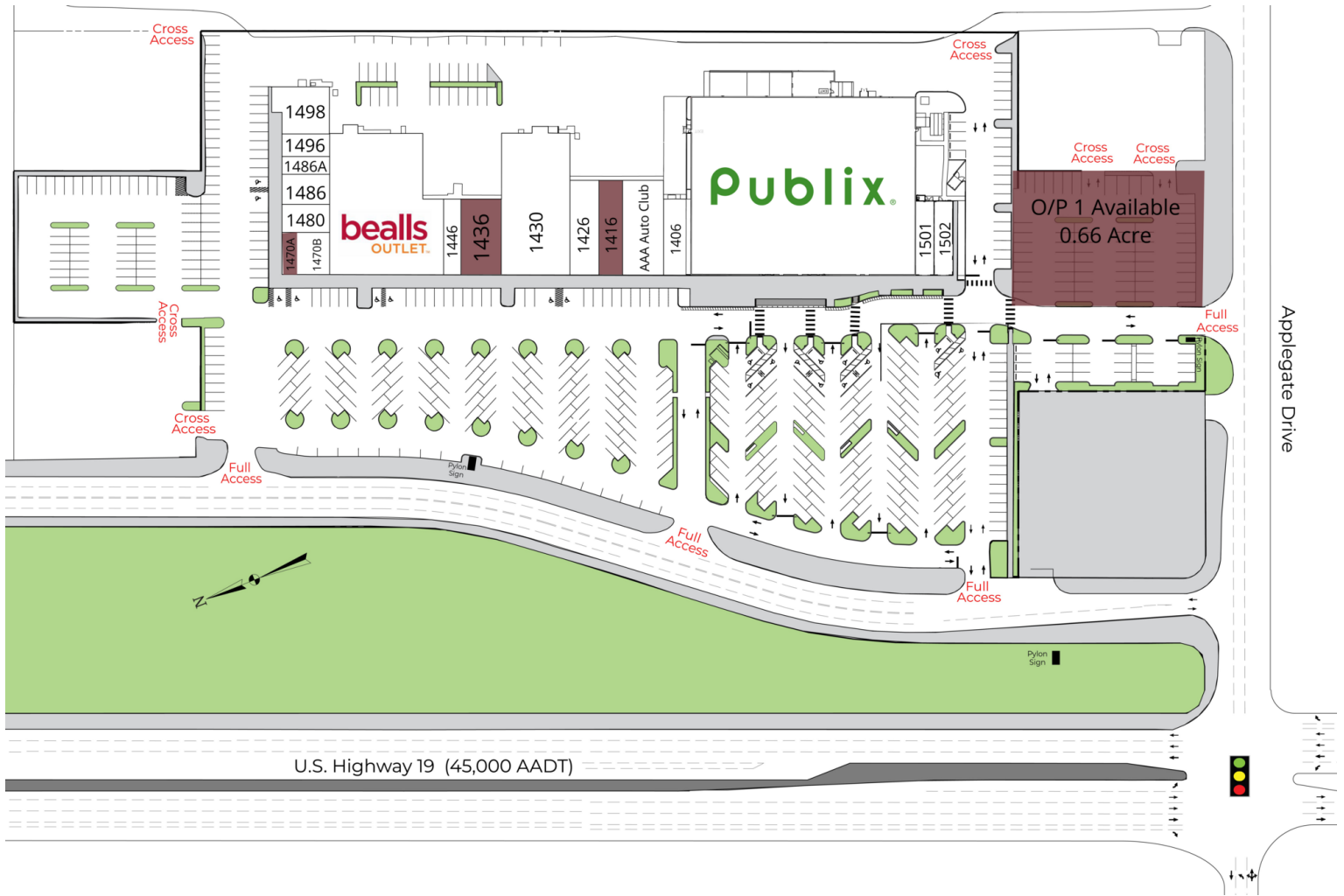
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SITE PLAN & AVAILABILITY

1400 Publix	46,791 SF	1446 China One	1,200 SF	1486A Miracle Ear	750 SF
1406 Smile Design Dental	2,000 SF	1460 Beall's Outlet	17,400 SF	1496 Nails & Beautee	1,000 SF
1410 AAA Auto Club	5,000 SF	1470A AVAILABLE	900 SF	1498 Washing Well	2,797 SF
1416 AVAILABLE	2,000 SF	1470B Little Caesar's	1,600 SF	OP-1 AVAILABLE	0.66 ACRES
1426 Liquor Outlet	3,000 SF	1480 Jackson Hewitt	1,500 SF	1501 UPS Store	1,600 SF
1430 Sheriff's Ranches Thrift Store	10,800 SF	1486 In & Out Smoke Shop	1,750 SF	1502 Jersey Mikes	1,600 SF
1436 AVAILABLE	3,200 SF				

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