



Publix #1534 - Westgate Plaza
 12026 Anderson Road
 Tampa, FL 33625
 Lat 28.059, Long -82.543

DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2017 Population	16,047	92,170	246,444
2022 Population	17,298	98,073	262,380
2017 Average HH Income	\$66,220	\$77,002	\$76,566
2017 Median HH Income	\$52,617	\$56,365	\$54,040

PROPERTY HIGHLIGHTS

- Tampa MSA
- Publix renovation completed 4th Quarter of 2016
- Between West Chase and Carrollwood Submarkets
- Established neighborhood
- Two minutes east of Veterans Expressway and Citrus Park Mall
- Five minutes west of Dale Mabry Highway
- Combined Traffic Count: 56,347 CPD at Gunn Highway and Anderson Road



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Leasing Contact:
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SITE PLAN

STE	TENANT	SIZE
12004	Willie Jewell's Old School Bar-B-Q	2,805
12012	T-Mobile	1,374
12020	AVAILABLE	2,640
12022	Lease Pending	1,430
12024	Publix	49,098
12026	Star Nails	2,291
12028	GNC	2,000
12030	Greenberg Dental	3,000
12036	Pizza Hut	2,007
12040	HoneyBaked Ham	2,636
12052	Dollar Tree	8,003
12056	Great Clips	1,400
12064	Pet Supplies Plus	8,833
12080	AVAILABLE	1,894
12094	AVAILABLE	2,054
12096	Subway	1,150
12092	Miracle Ear	800
12090	Lease Pending	800
12084	Gunn Highway Alterations	802
12086	Hillsborough Co Appraiser	1,203
1A	AVAILABLE	2,602
1B	AVAILABLE	2,676
TOTAL		101,498

AVAILABLE
 NOT OWNED



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