

Publix #1562 - Island Village Shopping Center

200 Island Way
Clearwater Beach, FL 33767
Lat 27.978, Long -82.817

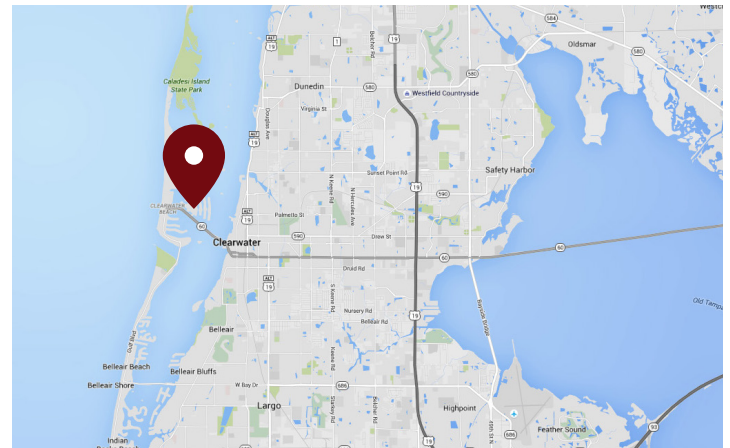
FOR LEASE



2,650 - 4,611 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Tampa MSA
- Publix Redeveloped and Re-Opened in December 2017
- Located on Island Estates, just One Fourth of a Mile from Memorial Causeway
- Only Grocery Option on Clearwater Beach
- Pylon Sign with Tenant Panels
- Traffic Count: 36,500 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	5,602	48,927	152,112
Daytime Population	7,159	54,475	150,422
Total Households	2,621	20,931	67,950
Avg. HH Income	\$121,818	\$73,125	\$71,401

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Sandra Woodworth

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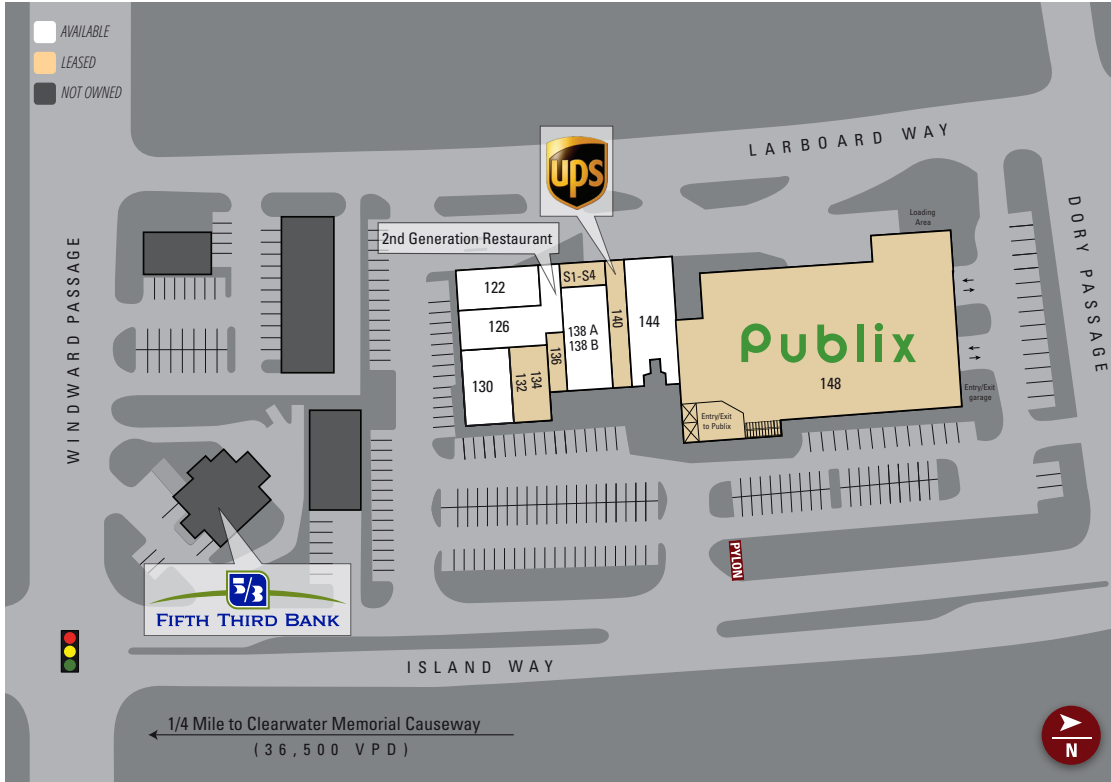


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SITE PLAN



Suite	Tenant	Size
148	Publix	33,140
122	AVAILABLE	2,650
126	AVAILABLE	2,849
130	AVAILABLE	2,665
132-134	LG Nails & Spa	2,080
136	Berkshire Hathaway Home Services	960
138 A-B	AVAILABLE	3,160
140	UPS Store	1,600
144	AVAILABLE	4,611
S1-S4	Storage	824

TOTAL 53,715



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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



	# OF VISITS
Saturday	87,201
Sunday	82,931
Monday	76,331

OF VISITS

TOP 3 HOURS

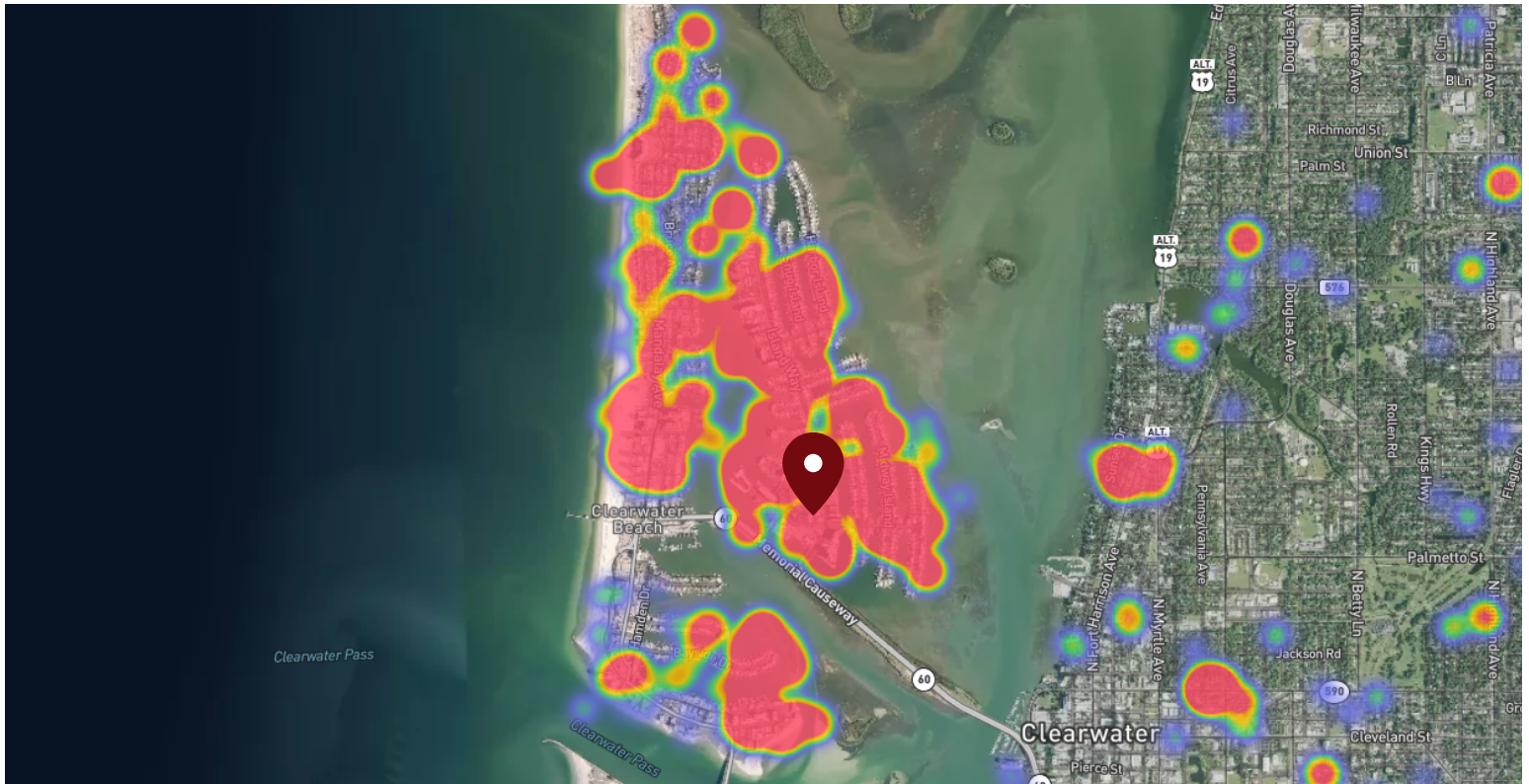


	# OF VISITS
12-1 PM	89,210
4-5 PM	86,901
5-6 PM	85,510

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) June 1, 2020 - May 31, 2021

SITE VISIT DENSITY



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

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