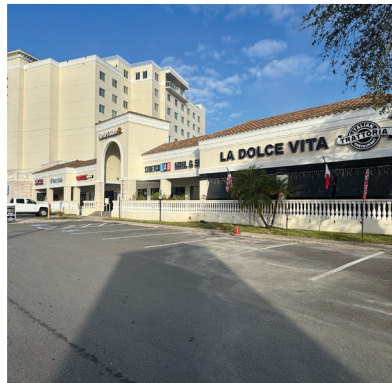


Former Health and Wellness Studio

2653 Ulmerton Rd, Clearwater, FL 33762



Property Highlights:

- 1,349 SF Retail / Office
- Former Health and Wellness Studio located in the Feather Sound trade area of Clearwater
- Space is vanilla shell condition – easy transition to similar or other retail uses
- Great co-tenancy, parking and visibility
- High daytime population
- AADT: 50,372 (Ulmerton Rd at Heron Dr)

	1 Mile	3 Mile	5 Mile
2024 Population	6,385	33,387	142,812
Avg HH Income	\$125,394	\$80,286	\$75,353
Daytime Population	17,735	48,792	96,557

SURROUNDING RETAIL

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