

# CLEARWATER PLAZA

## 1219 – 1293 S Missouri Ave | Clearwater, FL 33756



### PROPERTY HIGHLIGHTS

- Brand New Redeveloped **Publix** Now Open
- **Big Box Opportunity Available**
- Major tenants include Bealls, Dollar Tree, Cititrends, and Popeyes
- Highly visible from S. Missouri Avenue
- Traffic light entrance/exit
- Affluent and densely populated area of Pinellas County
- Shopping Center GLA: 127,973 SF

KEY DEMOS	3 MILES	5 MILES
<b>POPULATION</b>		
2025 Estimated Population	103,375	249,320
2025 Estimated Households	46,016	118,158
<b>INCOME</b>		
2025 Estimated Avg HH Income	\$108,361	\$102,659
<b>AGE</b>		
Median Age	46	48
<b>DAYTIME DEMOS</b>		
Number of Businesses	8,144	17,261
Number of Employees	59,126	123,005
Total Daytime Population	100,792	225,122
<b>TRAFFIC COUNTS</b>		
S Missouri Ave (ALT 19) (N/S)	27,000 AADT	



### FOR LEASING INFORMATION:

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UNIT	TENANT	SF
1235-ATM	Wells Fargo	ATM
1219	Machi Tea	1,146
1221	Lovely Nails	1,034
1223-27	Amscot	3,168
1229	Just Pull It Dental	1,205
1231	Direct Auto & Life Insurance	1,097
1235	Bay Life Pharmacy	2,450
<b>1237</b>	<b>AVAILABLE</b>	<b>2,500</b>
<b>1239-43</b>	<b>AVAILABLE</b>	<b>26,477</b>

UNIT	TENANT	SF
<b>1245</b>	<b>AVAILABLE</b>	<b>1,120</b>
1247	Fred Astaire Dance	3,200
<b>1251</b>	<b>AVAILABLE</b>	<b>1,080</b>
1253	Health is Life	600
<b>1255</b>	<b>AVAILABLE</b>	<b>2,320</b>
1257	Edge It Up Barber Shop	800
<b>1261</b>	<b>AVAILABLE</b>	<b>4,010</b>
<b>1265</b>	<b>AVAILABLE</b>	<b>1,280</b>
1267	Hair Braiding	1,040
<b>1269</b>	<b>AVAILABLE</b>	<b>1,066</b>

UNIT	TENANT	SF
1271	Bealls	28,800
1279	Citi Trends	14,501
1279A	Dollar Tree	10,003
1281	Bug Busters	1,500
1283	Lava Smoke Shop	1,500
1285	China 1	2,000
1287-89	Great Rooms	6,600
1291	J-Lo Beauty Supply	2,400
<b>1293</b>	<b>AVAILABLE - ENDCAP</b>	<b>4,800</b>
OP	Popeyes Louisiana Kitchen	2,695

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