

# Sunset North Plaza ~ NWC US Hwy 19 & Sunset Point Rd.



**119,000 AADT  
US Hwy 19  
&  
24,500 AADT  
Sunset Point Rd**

**Other Tenants include,**

**Busy Bee Dinner, Sunset Pub, Nail Salon  
Smoke Shop, Barber, Chiropractor, Dog  
Groomer, Massage, Nail Salon, and  
Veterinary Animal Hospital**



## Property Features:

Gross Leasable	18,751sf
Year Built:	1973
Construction:	CBS Block & Stucco
Parking Spaces	80
Parking Ratio	4.27 per 1,000sf

## Available Space:

2550 - West End Cap	2,175sf
2568—Existing Hair Salon	1,220sf

## Rental Rates:

Base Rent:	\$25.00 per sf
Additional Rent (Est. Taxes, Ins. & CAM)	\$6.00 per sf

*Note: All rents subject to Sales Tax*

**[www.RetailAssetManagementInc.com](http://www.RetailAssetManagementInc.com)**

## Street Front Retail

**2550 - 2576 Sunset Point Road  
Clearwater, FL 33765**

*For Additional Information Contact  
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