

**SPACE FOR LEASE**  
**(813) 776-0327**

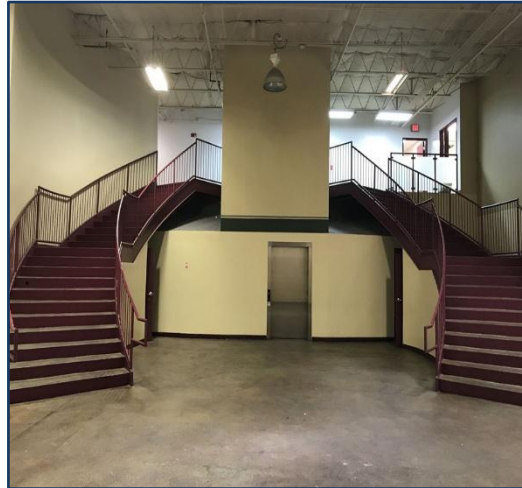
**Fowler Ave Retail Center**  
**1401 E. Fowler Ave**  
**Tampa, FL 36112**

## Property Highlights

- **59,971 SF mixed-used neighborhood retail center in heart of Fowler Avenue in Tampa, FL.**
- **68,000+ daily car traffic count.**
- **Property is located within 5 minutes of University of South Florida (51,000+ Students), VA Hospital, Moffitt Cancer Center, I-75 & I-275.**
- **Across the street from “RITHM at Uptown” – a \$4 billion, 100,000-acre mixed-use development currently under construction**
- **Center has mix of tenants including retail, grocery and educational facilities.**
- **Parking Ratio of 4.70 / 1,000 RSF; Signage & loading dock access**
- **140,000+ daily traffic count on I-275 overlooking the property.**



Demographics	1 Mile Radius	3 Mile Radius	5 Mile Radius
2024 Population	25,848	148,449	307,655
2024 Avg. HH Income	\$47,657	\$62,122	\$81,122
Households	9,561	56,892	121,631



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**SPACE FOR LEASE**  
**(813) 557-7696**

**Fowler Ave Retail Center**

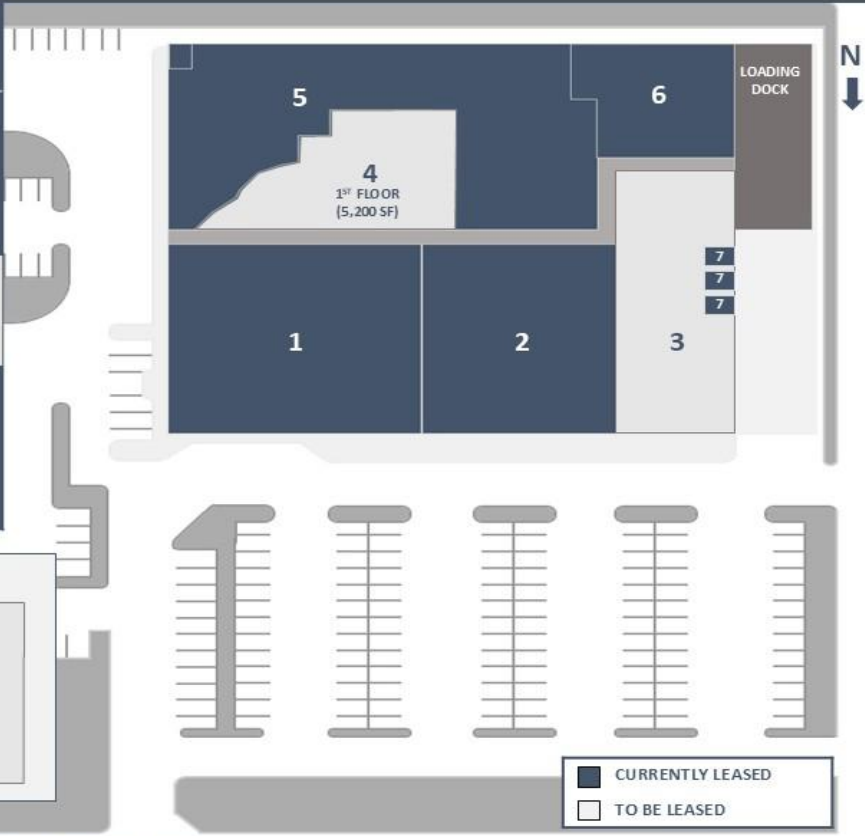
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**VGP FOWLER SITE PLAN**

1401 E Fowler Avenue, Tampa, FL 33619

**TENANT ROSTER**

SUITE	TENANT	SIZE
1	Beauty Depot	12,500 SF
2	Meat Depot	8,000 SF
3	Available	6,824 SF
4	Available	14,923 SF
5	West University Charter School	13,348 SF
6	Meat Depot	4,000 SF
7	Validus Group	376 SF



FOWLER AVENUE – 68,000 CPD

UPDATED SEPTEMBER 2025



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