



RETAIL ANCHOR BOX

**6401 TACOMA DRIVE
PORT RICHEY, FL 34668**

**AVAILABLE SF: 26,000 SF
TRAFFIC COUNT: 56,000 AADT
FRONTAGE: US Hwy 19**

INQUIRE FOR LEASE RATE

Anchor Box with Burlington Co-Tenancy, positioned at a signalized intersection along bustling US Highway 19.

MATTHEW ROTOLANTE, SIOR, CCIM

President
305.490.6526
mrotolante@lee-associates.com

JULIA SILVA, SIOR

President
813.230.8008
jsilva@lee-associates.com

TESSA MELLINGER, CPA

Broker Associate
305.301.9220
tmellinger@lee-associates.com

THE PIERS SHOPPING CENTER

Lee & Associates presents a 26,000 SF junior box retail opportunity at The Piers Shopping Center located at 6401 Tacoma Drive in Port Richey, Florida. This highly visible anchor space, formerly occupied by Ashley, offers a rare large-format leasing opportunity within a dominant retail corridor. The space shares tenancy with Burlington, creating strong daily traffic and co-tenancy synergy within the center. The property features ample surface parking and prominent branding opportunities including storefront signage, additional signage on the eastern-facing building façade, and monument signage at the signalized entrance along US Highway 19, providing exceptional exposure for retailers seeking a high-profile presence.

Strategically positioned just off US Highway 19, the center benefits from strong regional connectivity throughout the Tampa Bay / West Central Florida market and traffic counts exceeding 56,000 vehicles per day along the corridor. The site offers excellent accessibility via the signalized intersection of US Highway 19 and Scenic Drive, placing the property within a dense retail trade area surrounded by major national retailers including Dillard's, Best Buy, The Home Depot, Petco, Ross Dress for Less, and Bealls Outlet. The surrounding population of more than 150,000 residents within a 15-minute drive further supports strong retail demand for large-format tenants.



26,000 SF
Available Suite Size

56,000 AADT
Traffic Count

STRONG
Retail Corridor

PROPERTY HIGHLIGHTS

- Co-tenancy with Burlington
- Monument signage at signalized entrance on US Highway 19
- Located within dominant regional retail corridor surrounded by national retailers

