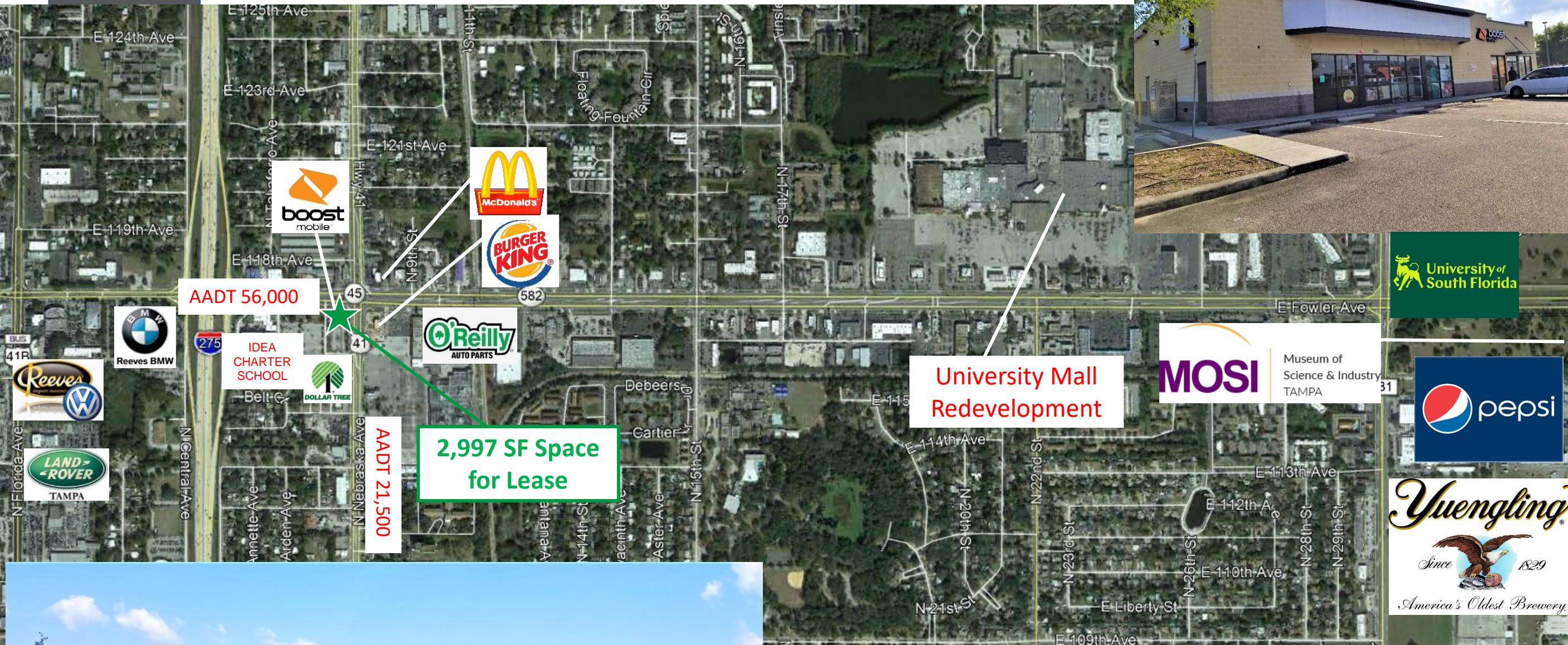




+/-2,997 SF RETAIL/RESTAURANT FOR LEASE (FORMER 7-ELEVEN)

753 E FOWLER AVE., TAMPA, FL 33612



Property Highlights

- Close to I-275, University Mall Redevelopment, USF, Tampa Innovation District
- Building Size: +/- 4,404SF
- Boost Mobile adjacent tenant for over 3 year
- High Visibility and Traffic Counts 56,000 and 21,500 AADT
- Property Type: Zoned CI- Commercial Intensive in Hillsborough County
- 2020 Population within 5 miles: 325,209
- Retailers in the immediate vicinity include:
 - McDonald's, Boost Mobile, Waffle House, Advance Auto Parts, Metro PCS, Burger King, O'Reilly Auto Parts, Hertz Rental Car, BMW, Audi Tampa, Land Rover, Acura, VW

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COMMERCIAL Real Estate

 REALTOR

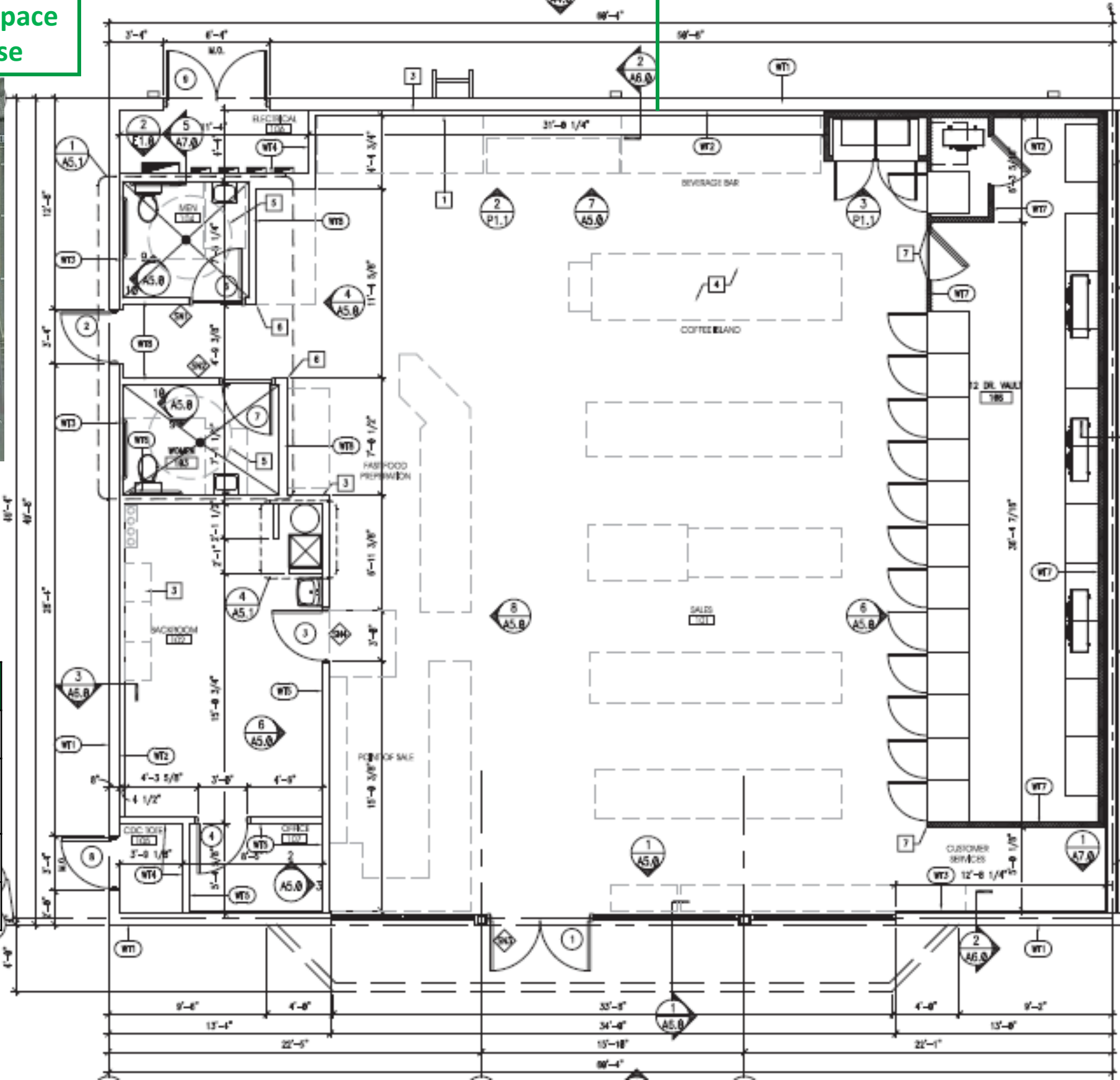


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2,997 SF FLOOR PLAN

2,997 SF Space for Lease



DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
POPULATION	19,829	139,512	325,209
AVERAGE HH INCOME	36,727	52,607	62,716
AVERAGE AGE	35.00	36.00	37.00
TRAFFIC COUNTS	56,000 & 21,500 AADT		

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