

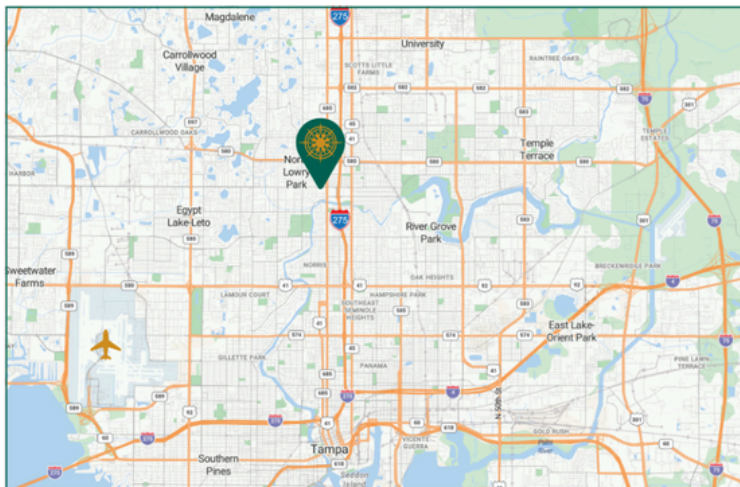


DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population Average	16,507	137,779	368,500
HH Income Est.	\$73,732	\$86,397	\$83,432
Total Employees	4,742	46,573	169,879
Est. Median Age	37.1	37	35.6
Households	6,439	55,592	150,132

PROJECT/MARKET HIGHLIGHTS

- Size of Center: 159,120 SF | Parking: 685 (4.30/1,000 SF)
- Located on the southwest corner of N Florida Ave and Waters Ave in one of the most densely populated areas of Tampa and 5 miles north of downtown
- National anchors include: SuperFresh Supermarket, Planet Fitness, Sunshine Health, Humana, Red, White & Blue Thrift Store, Wendy's, and Dunkin'
- In close proximity to Busch Gardens, Adventure Island, and Tampa's Lowry Park Zoo
- Traffic Counts (AADT): N Florida Ave- 23,000, W Waters Ave- 32,000



FOR MORE INFORMATION
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SEMINOLE HEIGHTS PLAZA

18330 North Florida Avenue
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SUITE	TENANT	SF
8302	AVAILABLE	4,700
8310	Hair Galleria	12,067
8320B	CitiTrends	14,240
8320	Super Fresh	17,825
8322	Nails	2,400

SUITE	TENANT	SF
8326	Humana	7,840
200	Sunshine Health	19,222
210	Planet Fitness	20,450
215	Black Friday Deals	17,036
220	Red, White & Blue Thrift	43,206



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