

PARK BLVD & BELCHER RD HARD CORNER

7100 Park Blvd N | Pinellas Park, FL 33781



PROPERTY HIGHLIGHTS:

- 1.00-acre (MOL) outparcel available
- Prominent signalized intersection in Pinellas Park with a combined traffic count of 68,900 AADT
- Strong demographics include a population of over 268,000 with an average income of more than \$68,000 within a 5-mile radius
- Area retailers include Lowe's, Sam's Club, Publix Super Market, CVS, Pizza Hut, Wells Fargo and Starbucks

KEY DEMOS	1 MILE	3 MILES	5 MILES
POPULATION			
2020 Estimated Population	11,989	107,063	268,079
2020 Estimated Households	4,838	45,811	119,376
INCOME			
2020 Estimated Avg HH Income	\$74,593	\$68,666	\$68,800
AGE			
Median Age	42	45	47
DAYTIME DEMOS			
Number of Businesses	582	5,314	14,395
Number of Employees	4,335	51,436	136,728
Total Daytime Population	8,211	89,962	236,281
TRAFFIC COUNTS			
Park Blvd N (E/W)	53,500 AADT		
Belcher Rd (N/S)	15,400 AADT		



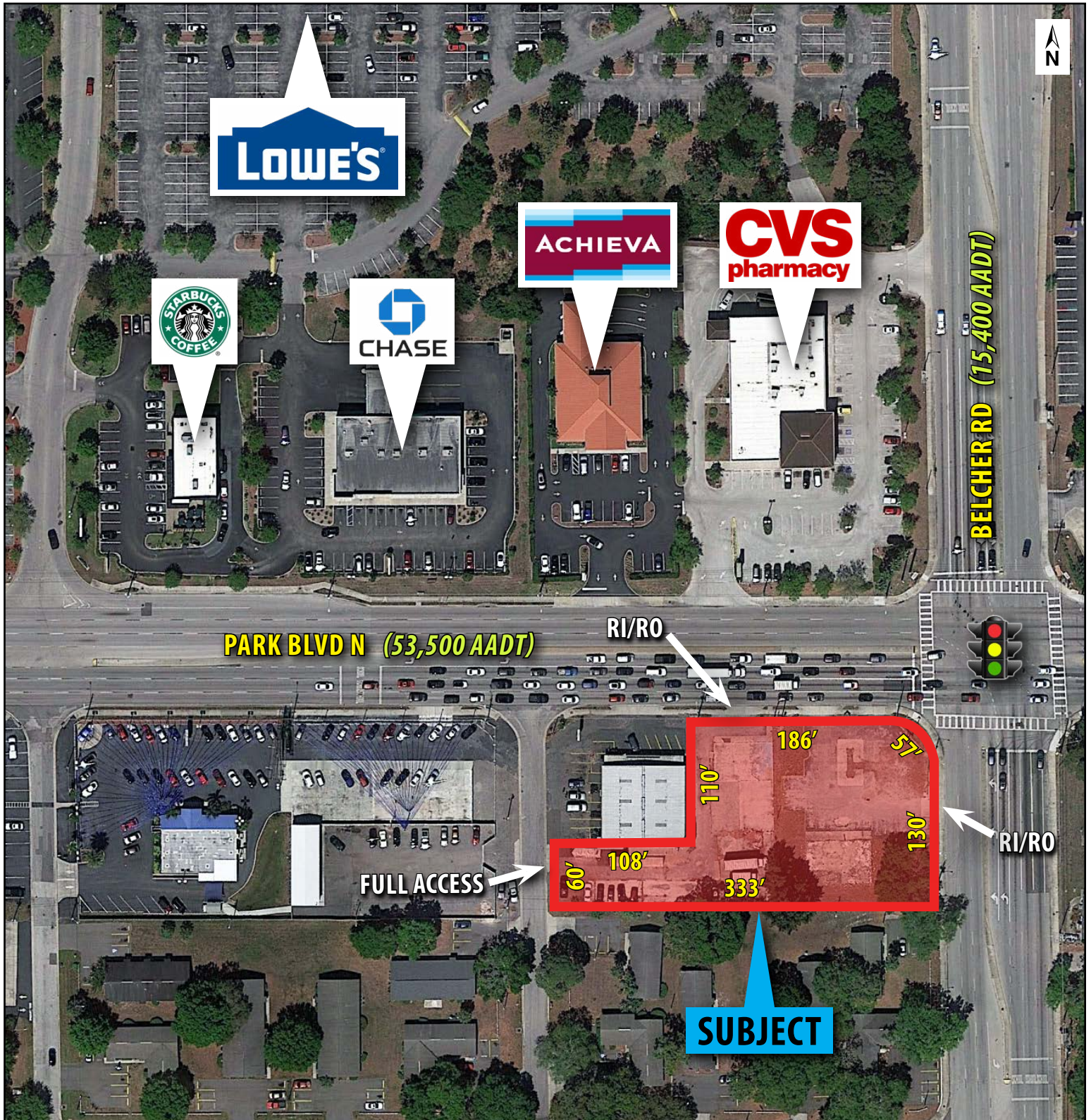
FOR LEASING INFORMATION:

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