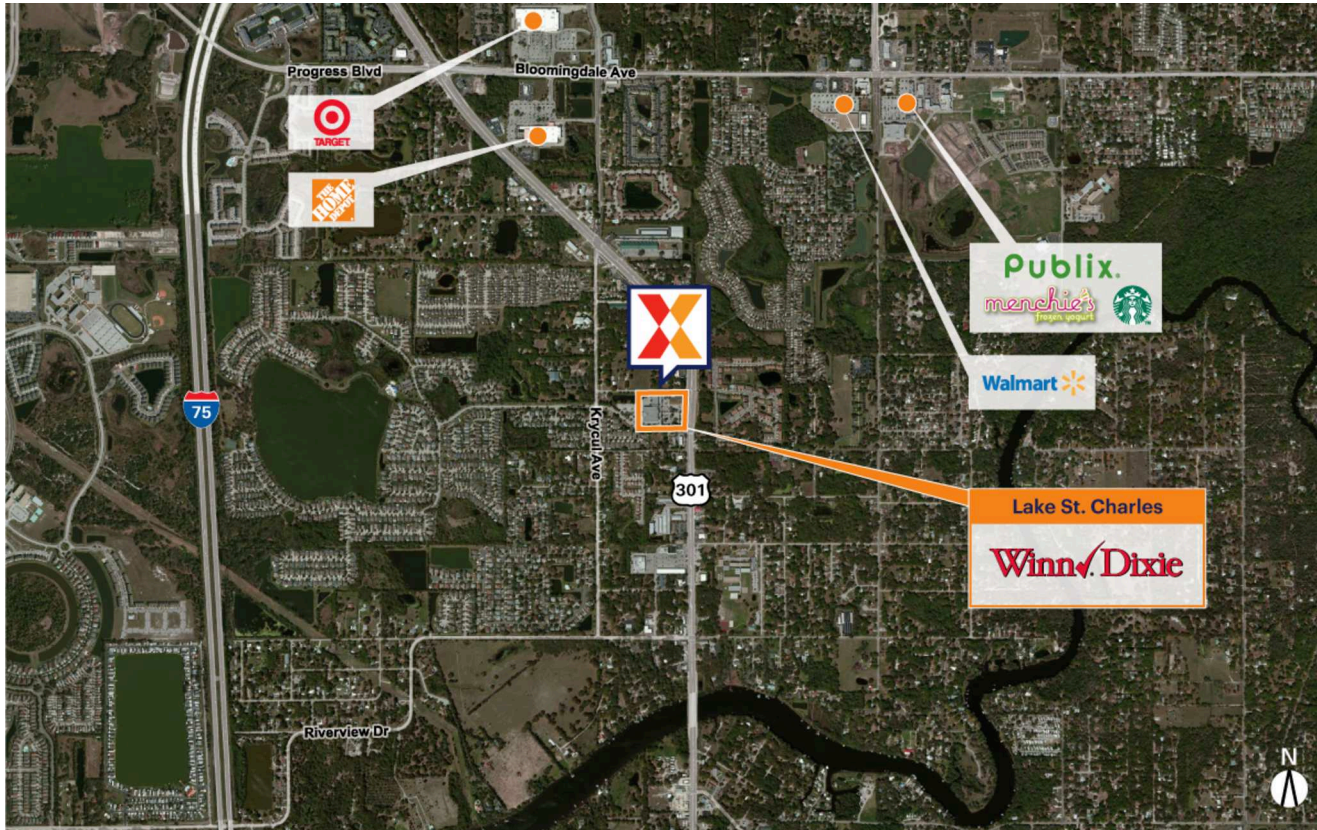


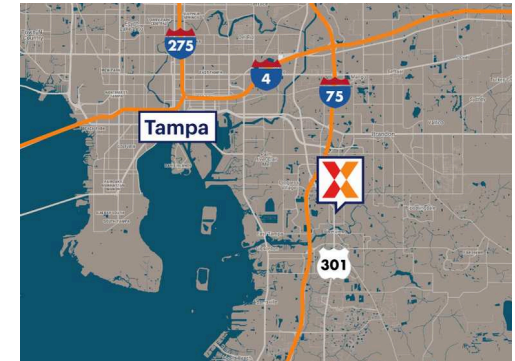


Tampa-St. Petersburg-Clearwater, FL  
**LAKE ST. CHARLES**

27.8802, -82.3276  
 6913 US Highway 301 | Riverview, FL 33569



**CENTER SIZE:** 61,015 SF



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
👤	10,875	92,000	203,276
🏠	4,321	36,437	76,274
💰	\$68,332	\$73,276	\$73,058

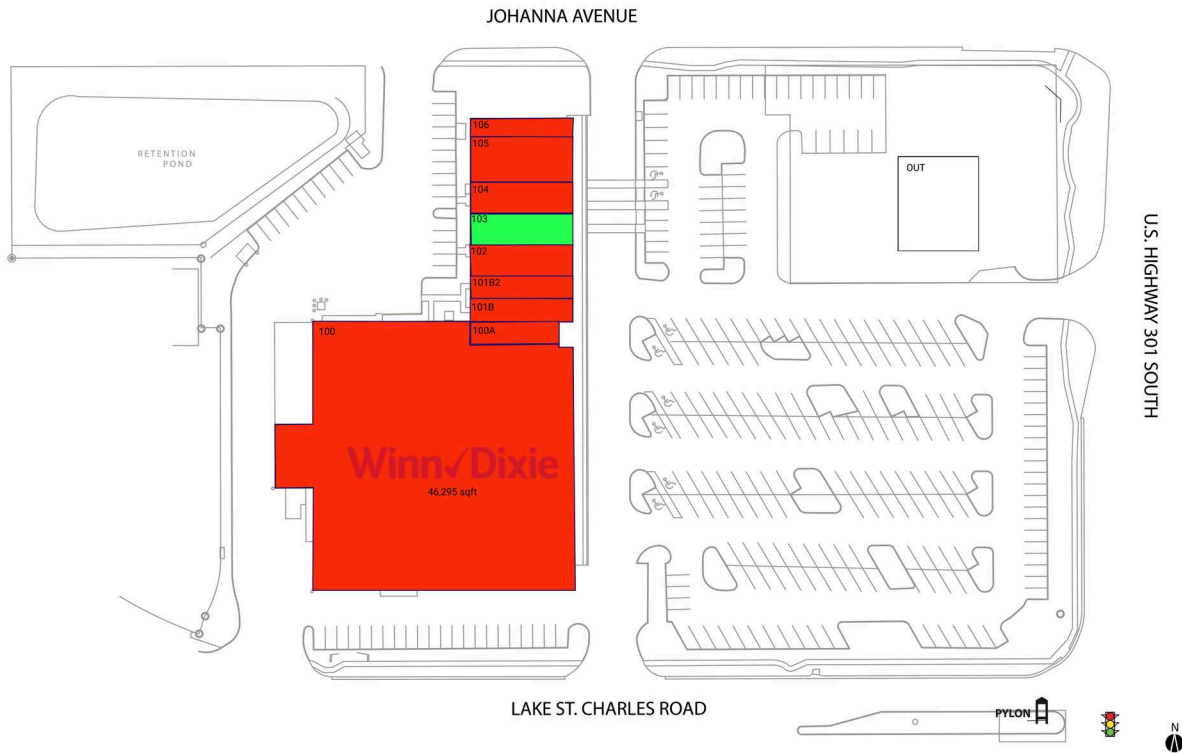
Winn-Dixie-anchored center on heavily trafficked US 301 in Tampa suburb of Riverview

Close proximity to regional mall Westfield Brandon, anchored by Dick's Sporting Goods, JCPenney, Dillard's, Macy's & Sears

Surrounded by population of 92,000+ within a 3-mile radius

Tampa-St. Petersburg-Clearwater, FL  
**LAKE ST. CHARLES**

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AVAILABLE SPACE

103 1,600 SF

CURRENT RETAILERS

OUT	Speedy Car Wash	4,800 SF
100	Winn-Dixie	46,295 SF
100A	Winn-Dixie Liquor Store	
101B	China Star Restaurant	1,200 SF
101B2	Cindy's Barber Shop	1,200 SF
102	Signal Nails	1,600 SF
104	Chris A. Castellano, DDS	1,600 SF
105	Holiday Cafe / Italian Kitchen	2,480 SF
106	Justin's Pizza	1,040 SF

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