

BUSTIN NASH

402 - 410 N Dale Mabry Hwy
Tampa, FL 33609



PROPERTY HIGHLIGHTS:

- Conveniently located between W Kennedy Blvd and I-275 in the heart of desirable South Tampa and immediately South of the new 22-acre \$500M Midtown development which consists of:
 - 750,000 SF office space; 240,000 SF retail and entertainment space
 - 400 multi-family units; 2 boutique hotels
- Highly-visible location on N Dale Mabry Hwy with pylon and store signage available
- Easy ingress/egress with a lighted intersection at the corner of N Dale Mabry Hwy and W Gray St
- Dense infill location with more than 121,000 households and a population over 264,000 within a 5-mile radius

KEY DEMOS	1 MILE	3 MILES	5 MILES
POPULATION			
2025 Estimated Population	14,711	108,518	264,987
2025 Estimated Households	7,210	48,851	121,278
INCOME			
2025 Estimated Avg HH Income	\$160,763	\$176,742	\$147,180
AGE			
Median Age	37	37	37
DAYTIME DEMOS			
Number of Businesses	2,535	16,851	30,578
Number of Employees	21,315	134,948	237,281
Total Daytime Population	24,795	166,251	310,799
TRAFFIC COUNTS			
N Dale Mabry Hwy (N/S)	50,500 AADT		
W Kennedy Blvd (E/W)	40,000 AADT		

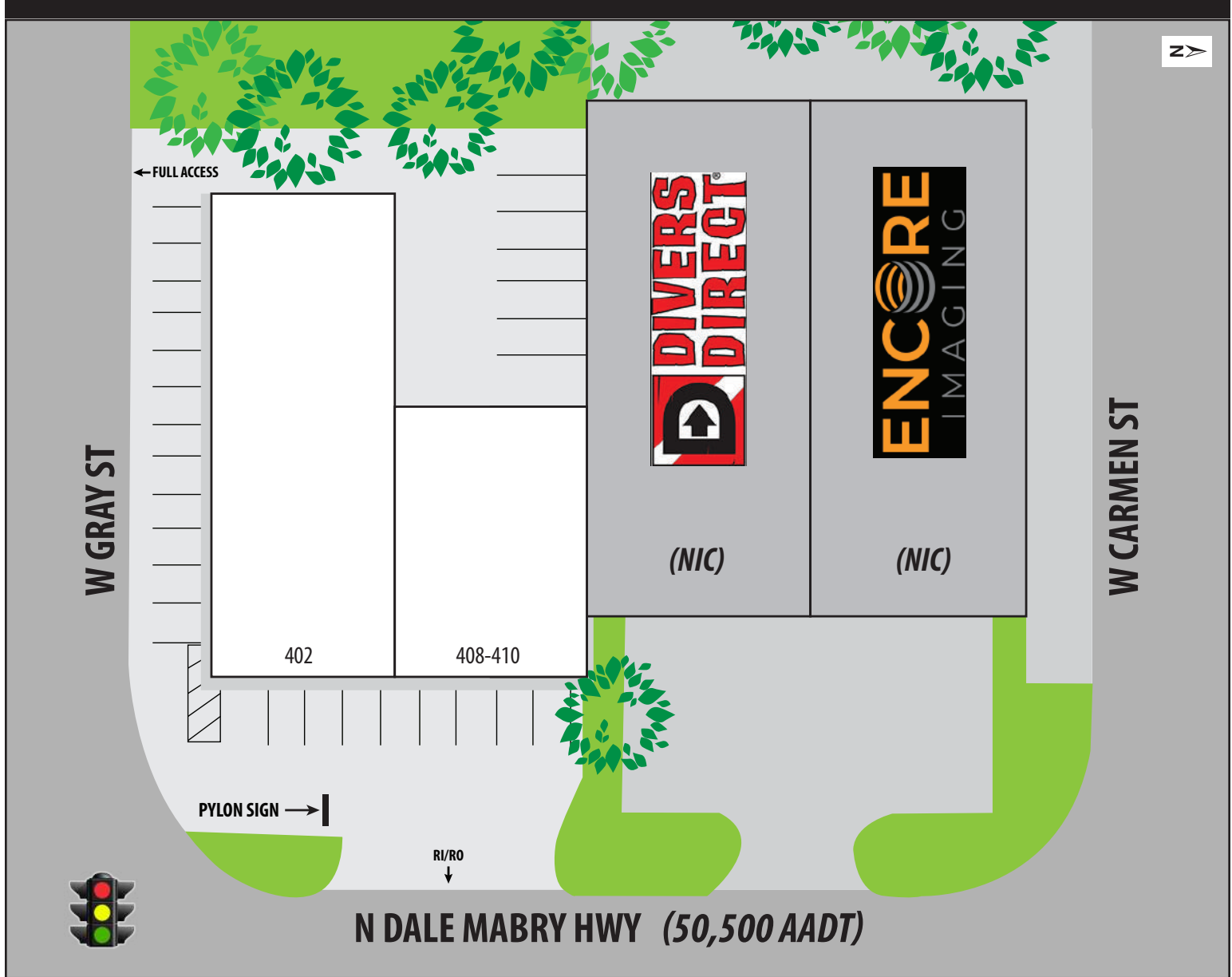


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800.728.5379
www.RMCPG.com

FOR LEASING INFORMATION:
David Moskovitz
813.463.4658
david@rmcpg.com

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UNIT	TENANT	SF
402	Game Over	4,120
408-410	Hot Wax Smoke Shop	3,018

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