

The Shoppes Of Amberly

FLORIDA
RETAIL PARTNERS
| Licensed Real Estate Broker |



15305-15367 Amberly Drive
Tampa, FL 33647



NO JUDGMENTS



DEMOGRAPHICS

	1 mile	3 mile	5 mile
Est. Population (2023)	9,240	88,859	201,693
Average HH Income	\$89,260	\$75,820	\$87,343
Median Age	28.6 yrs.	30.3 yrs.	34.5 yrs.
Est. Employees	3,136	29,614	69,611



PROJECT/MARKET HIGHLIGHTS

- SEQ of Bruce B Downs Blvd & Amberly Drive
- 1.5 miles north of the University of South Florida (48,793 students)
- Prominent pylon signage on Bruce B Downs Blvd
- New Owner – over \$1.0m in renovations just completed
- Daily Traffic Count:

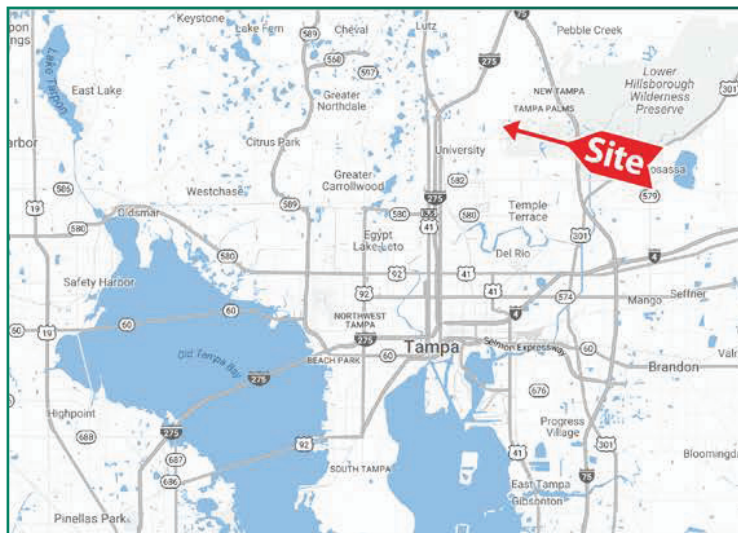
Bruce B Downs Blvd	60,000 VPD
Amberly Drive	10,000 VPD

FOR MORE INFORMATION CONTACT:

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214-578-7929

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2202 S. MacDill Avenue | Tampa, FL 33629

PARTNER **XTEAM**
RETAIL ADVISORS



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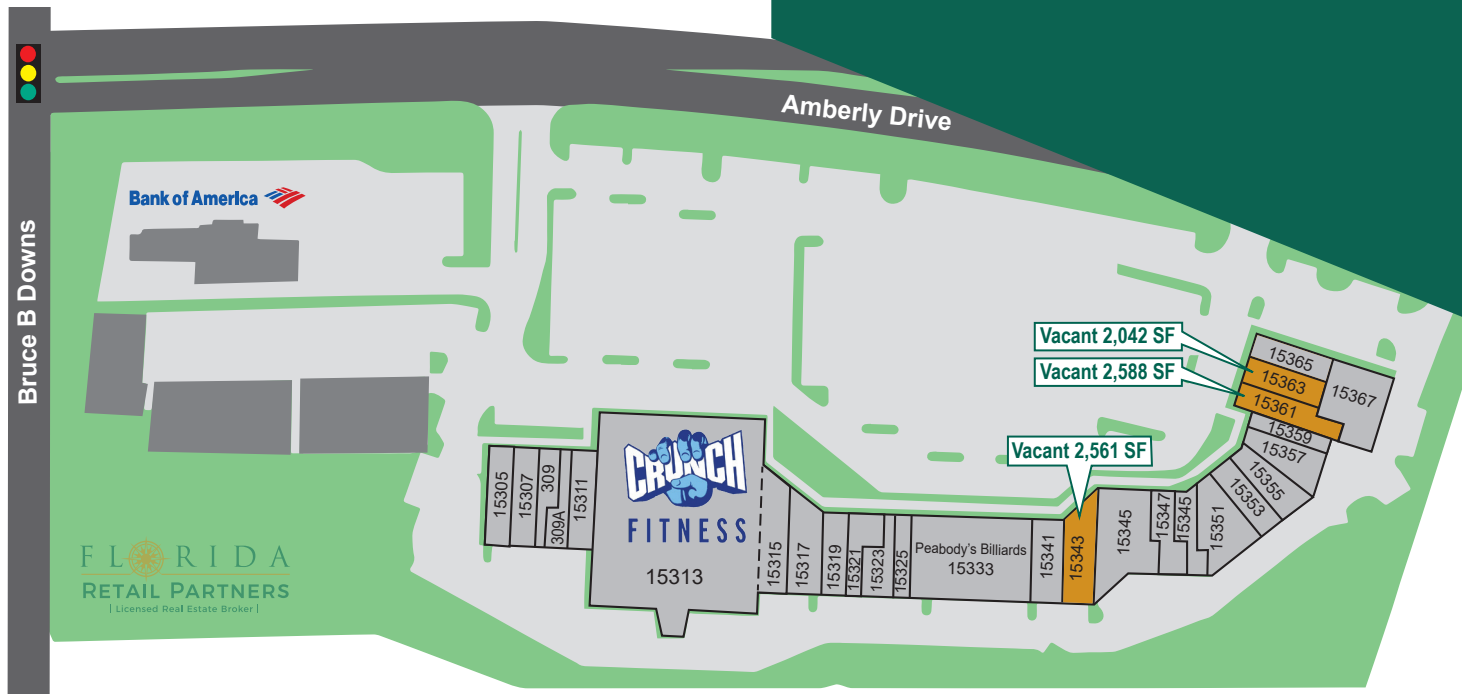
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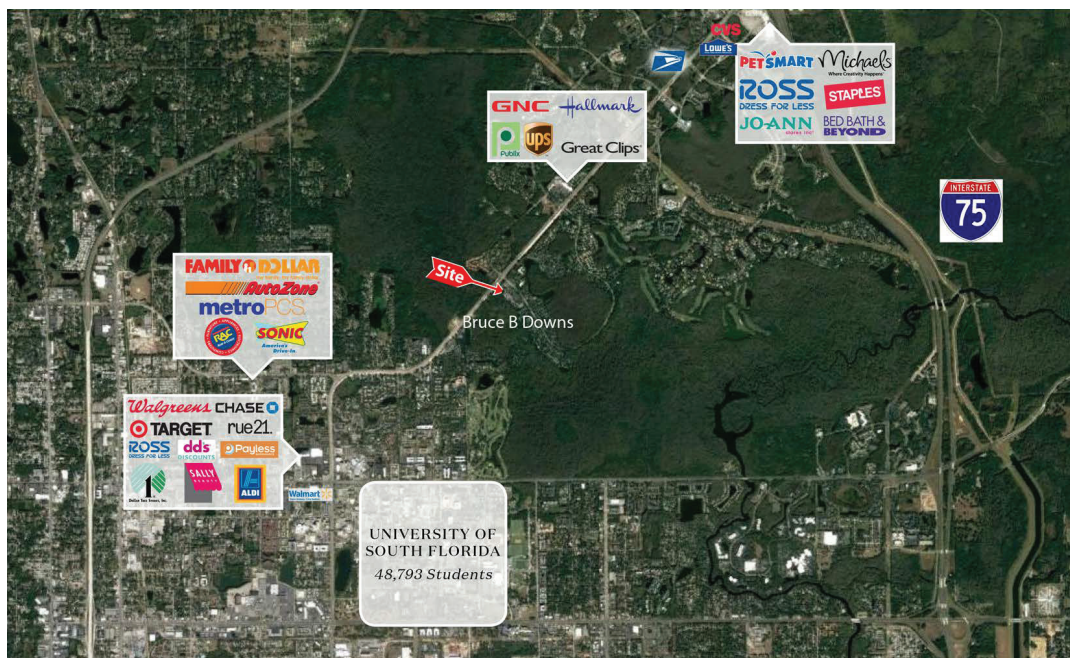
SUITE	TENANT	SF
15305	Tampa Paws	1,844
15307	New Identities Hair	2,040
15309	Tampa Pharmacy	1,360
15309A	Xtreme Body Nutrition	1,320
15311	Sake House Sushi	1,724
15313	Crunch Fitness	27,564
15315	Crunch Fitness	3,000
15317	Super Hot Asian	2,042
15319	Thai Ruby	1,856

SUITE	TENANT	SF
15321	Trend Nails	1,503
15323	All Dental Professional	1,649
15325	Green Planet Smoke Shop	1,187
15333	Peabody's Billiards	8,479
15341	Club Pilates	1,809
15343	AVAILABLE	2,561
15345	Raaga Indian Restaurant	3,870
15347	Republic Finance	1,569
15349	Making the Cut Barbers	1,415

SUITE	TENANT	SF
15351	Armed Forces	3,339
15353	A Special Rose Florist	1,505
15355	VR Galaxy	2,500
15357	You Do the Dishes	2,322
15359	Hungry Howie's	997
15361	AVAILABLE	2,588
15363	AVAILABLE	2,042
15365	Tampa Bay Dance Center	1,809
15367	America's Ballet School	2,998

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