

**RETAIL SPACE AVAILABLE FOR LEASE**

# 418 N DALE MABRY HWY

SWC of W Carmen St. and N Dale Mabry HWY.

TAMPA | FLORIDA

**± 3,236 SF**  
**NON-DIVISIBLE**



## SPACE DETAILS

### POSSESSION

Available Immediately

### NEIGHBORS

REI, Whole Foods Market, Sephora, Shake Shack, Novel Midtown, Walk-On's Sports Bistreaux, WaWa, Carrabba's, First Citizens Bank

### COMMENTS

- Close proximity to Midtown Tampa (Whole Foods Market, REI Co-op, True Food Kitchen)
- Located on a full access corner
- Excellent visibility on N Dale Mabry HWY. (±46,000 AADT)
- 106 FT frontage on N Dale Mabry HWY.
- Pylon signage along N Dale Mabry HWY.
- ±36 parking spaces (2.88 Ratio)
- 0.44 Miles from I-275

## DEMOGRAPHICS

### POPULATION

1 Mile	15,776
3 Mile	100,761
5 Mile	247,943

### DAYTIME POPULATION

1 Mile	26,843
3 Mile	208,691
5 Mile	402,131

### TOTAL HOUSEHOLDS

1 Mile	6,969
3 Mile	44,027
5 Mile	109,669

### AVERAGE HH INCOME

1 Mile	\$110,649
3 Mile	\$136,667
5 Mile	\$114,510

### TOTAL BUSINESSES

1 Mile	1,984
3 Mile	12,822
5 Mile	22,130

### TOTAL EMPLOYEES

1 Mile	20,804
3 Mile	165,330
5 Mile	295,071

**RIPCO**  
REAL ESTATE

**CONTACT EXCLUSIVE AGENT**

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This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.



**PROXIMITY TO MIDTOWN TAMPA**



