



Overview

- Anchored by Home Depot, T.J. Maxx, Ross Dress for Less, Office Depot, Pier 1 Imports, & West Marine
- Located at the SW corner of Tyrone Blvd and 22nd Ave N in the heart of the Tyrone area
- High traffic counts being at one of Pinellas County's busiest intersections
- Across the street from the newly expanded Tyrone Square Mall and its tenants: Lucky's Market, FiveBelow, PetSmart, Macy's, Dillards, and more

Demos

3 Miles 5 Miles 7 Miles

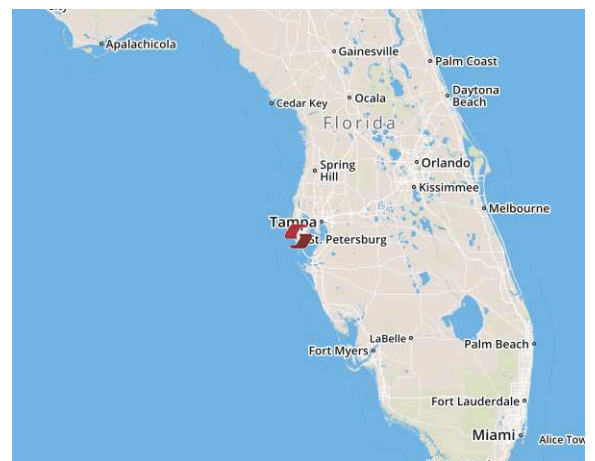
Population	111,056	255,899	422,250
Households	49,794	114,357	192,450
Avg Household Income	\$65,199	\$63,265	\$69,223

Leasing Contact

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Traffic Counts (AADT)

66th Street N 40,000
Tyrone Blvd 32,500





A0001	TGI Friday's	6,689	2010	West Marine	27,712	2176	Tsunami Steakhouse	5,187
B0001	Royal Pets	14,560	2022	Ross Dress for Less	25,497	2186	Starbucks	1,701
C0001	Available	3,202	2050	TJ Maxx	27,883	2250	Fifth Third Bank	9,265
1950	Office Depot	24,185	2060	EyeGloss World	4,504	5000	Available	32,000
1960	Party City	11,015	2070	Tyrone Frame	700			
2000	Pier 1 Imports	10,642	2170	Home Depot	134,576			