



Retail Property For Sale

Downtown New Port Richey Freestanding Retail / Office

5404 Main St, New Port Richey, FL 34652

For More Information:

813-254-6756 | EXT 2

Michael Braccia, P.A. | mike@baystreetcommercial.com





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Executive Summary



OFFERING SUMMARY

Sale Price:	N/A
Price / SF:	-
Lot Size:	7,200 SF
Year Built:	1958
Building Size:	4,110 SF
Zoning:	Downtown
Market:	Tampa-St Petersburg- Clearwater
Traffic Count:	14,500

PROPERTY OVERVIEW

This 4,110 SF freestanding building is located on Main Street in the heart of Downtown New Port Richey. Located on the south side of Main Street, this is one of the first buildings you encounter as you approach Downtown from US 19. Tons of redevelopment and an increased pedestrian traffic flow are making New Port Richey's quaint downtown market increasingly attractive to businesses and the growth continues. As the remaining Pasco market continues to grow, out of state transplants seek the type of village atmosphere that New Port Richey has to offer. The site shares a huge parking lot with adjacent building, is surrounded by public street parking and is just walking distance from the new public parking structure. The property formerly served as a medical building. There is a large waiting and reception area, 14 individual offices / exam rooms throughout the space, a full kitchen, two restrooms and storage. With multiple storefront entrances, the property would serve well for someone who wished to subdivide into smaller retail units.

LOCATION OVERVIEW

Located just east of US 19 on Main Street, offering easy access to surrounding areas.



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Additional Photos



Bay Street Commercial | 611 West Bay Street | Tampa, FL 33606 | 813.625.2375 | www.baystreetcommercial.com

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Property Webpage: www.properties.baystreetcommercial.com/964864-sale

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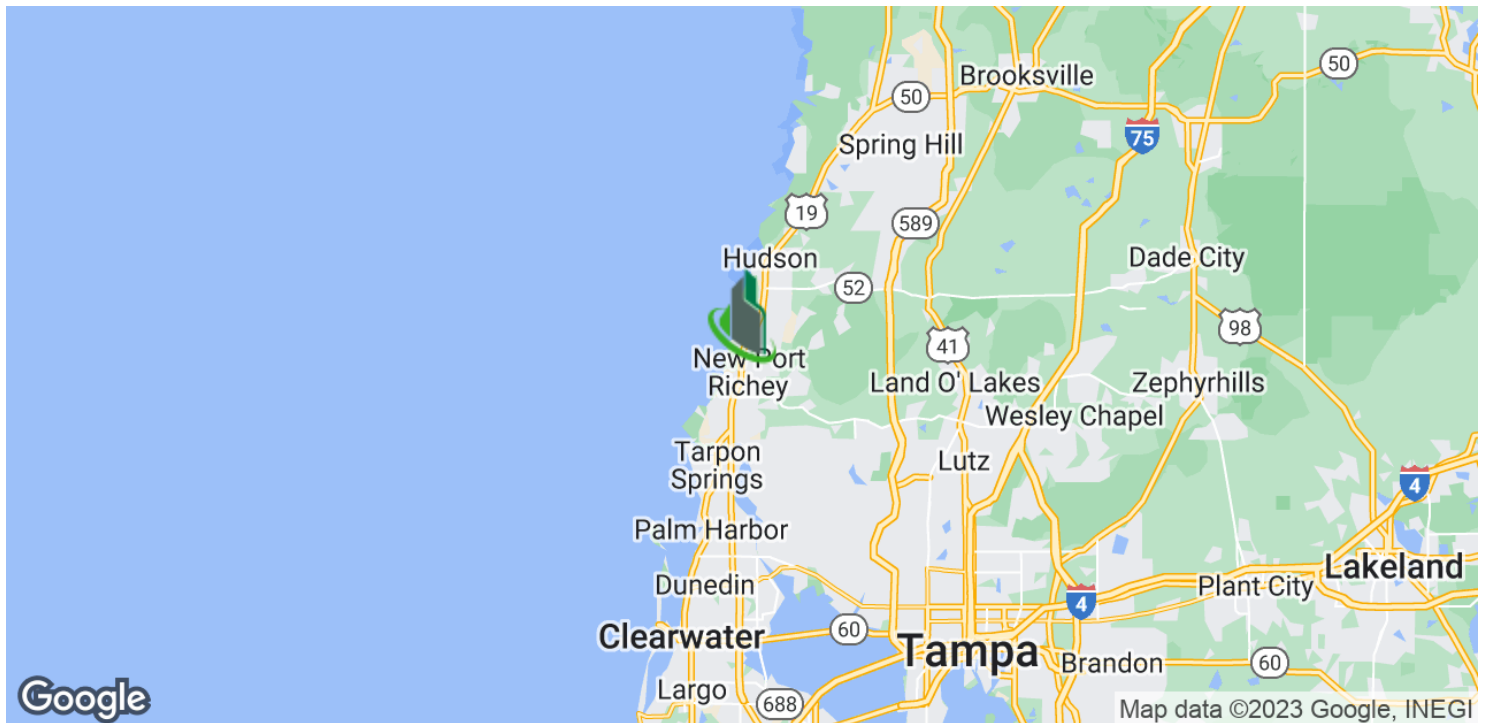




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Location Map



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Retailer Map



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Aerial Map



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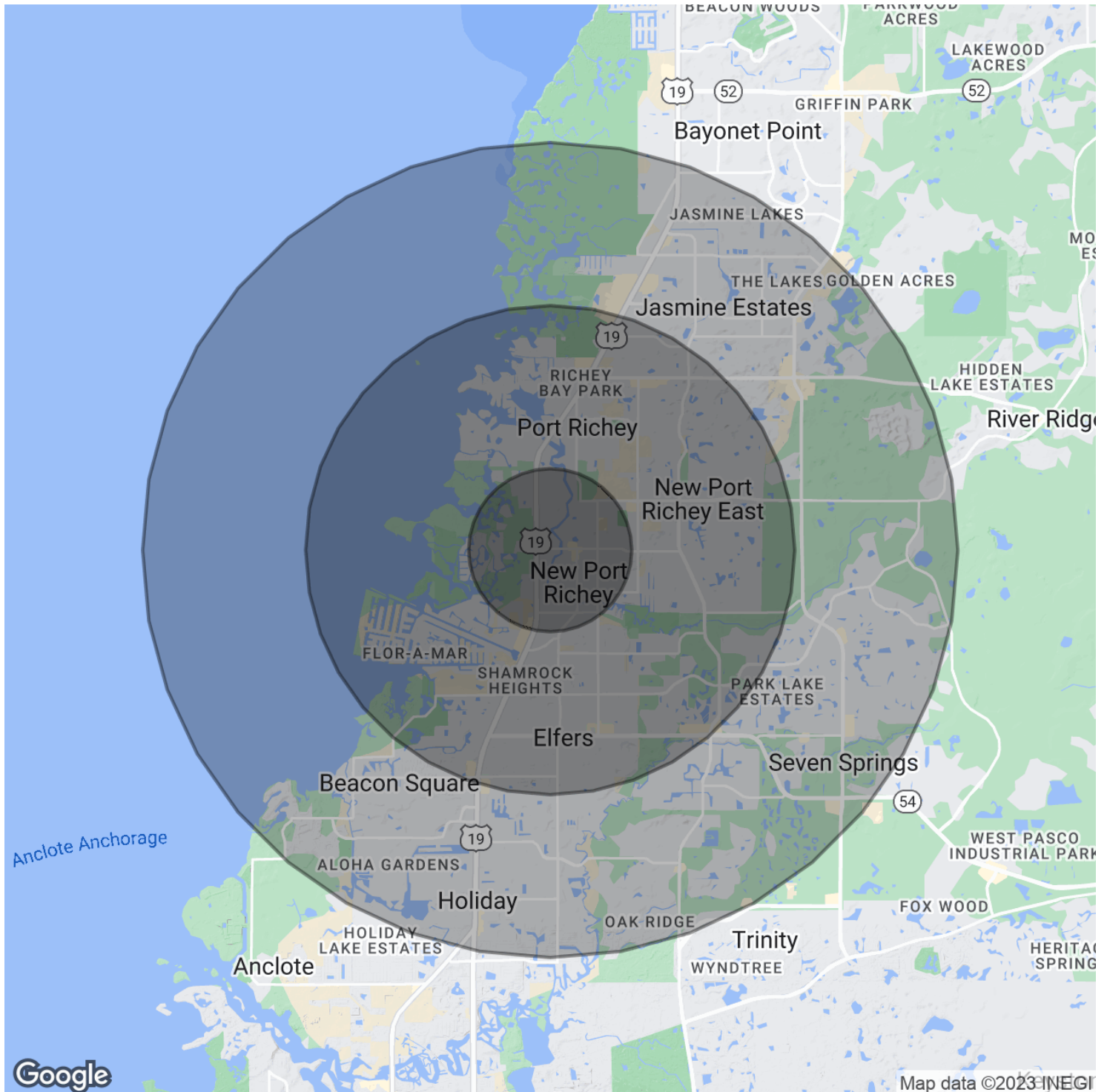




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Demographics Map & Report





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Demographics Map & Report

POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	8,280	60,653	142,216
Average Age	42.4	45.5	44.4
Average Age (Male)	41.1	42.7	42.3
Average Age (Female)	43.1	47.1	45.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	3,817	27,460	62,408
# of Persons per HH	2.2	2.2	2.3
Average HH Income	\$43,055	\$44,251	\$47,124
Average House Value	\$182,552	\$203,680	\$170,173

ETHNICITY (%)

	1 MILE	3 MILES	5 MILES
Hispanic	10.7%	9.4%	8.5%

RACE

	1 MILE	3 MILES	5 MILES
Total Population - White	7,890	56,202	131,890
% White	95.3%	92.7%	92.7%
Total Population - Black	130	1,771	3,280
% Black	1.6%	2.9%	2.3%
Total Population - Asian	51	704	2,450
% Asian	0.6%	1.2%	1.7%
Total Population - Hawaiian	10	45	96
% Hawaiian	0.1%	0.1%	0.1%
Total Population - American Indian	7	109	319
% American Indian	0.1%	0.2%	0.2%
Total Population - Other	78	869	2,011
% Other	0.9%	1.4%	1.4%

TRAFFIC COUNTS

Main St and US-19	14,500/day
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** Demographic data derived from 2020 ACS - US Census*

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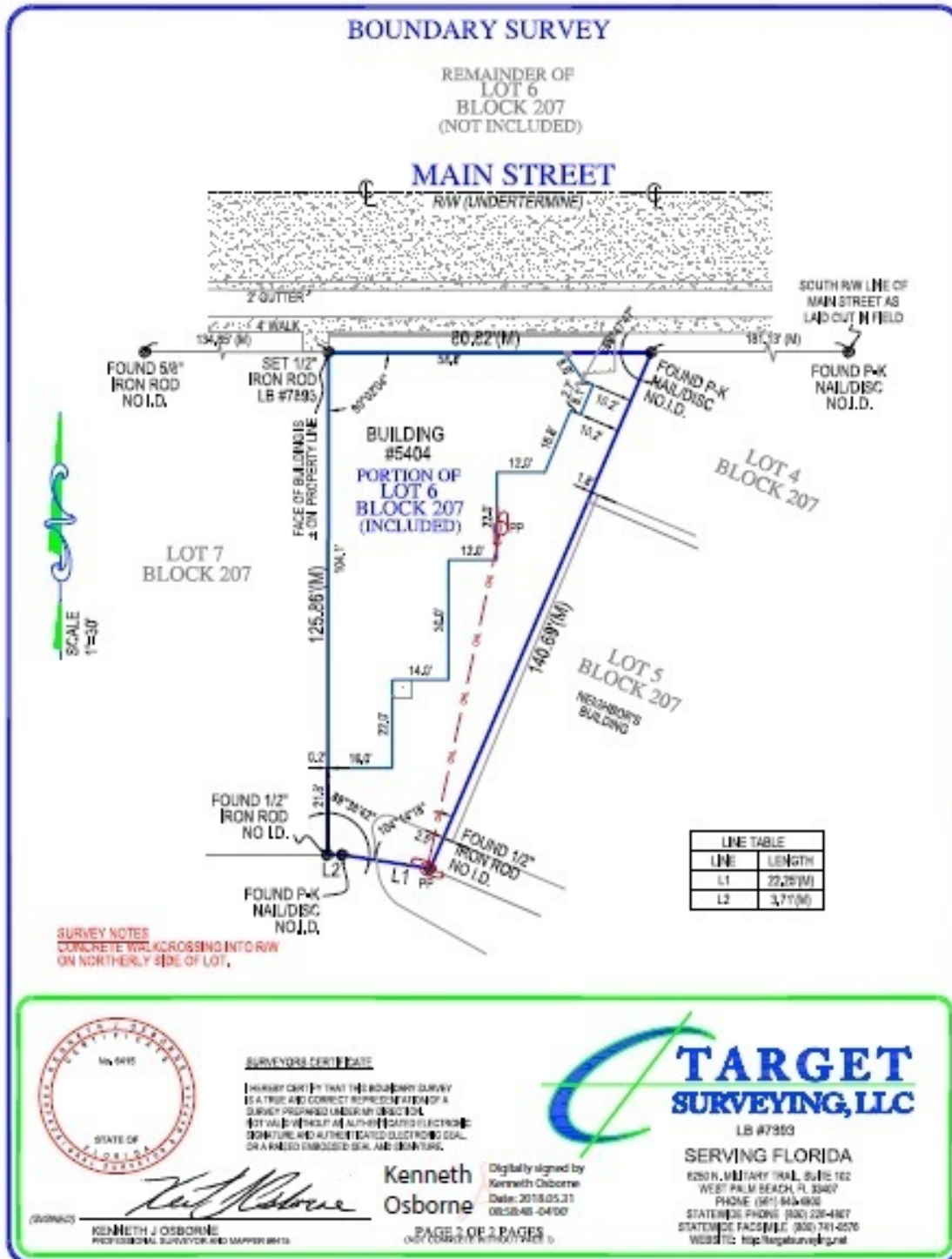
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Survey



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