

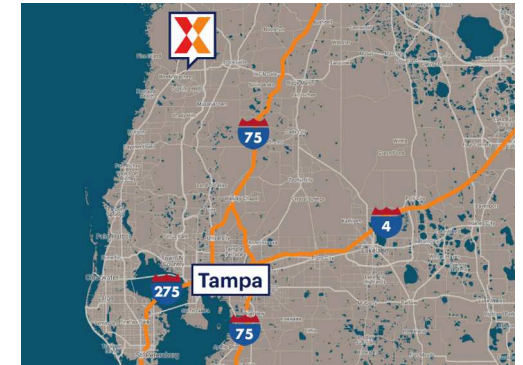
Coastal Landing

Tampa-St. Petersburg-Clearwater, FL

28.5355, -82.5054
13173 Cortez Boulevard | Brooksville, FL 34613



Center Size: 157,199 SF



Demographics	1 Mile	3 Mile	5 Mile
👤	4,407	35,210	84,844
🏠	1,839	14,493	33,830
💰	\$58,449	\$65,028	\$67,990

Strong lineup of national retailers including Michaels, Marshalls, Ulta, Petco, Kay Jewelers and Sprouts drawing an estimated 8,500 visits/day and 3.1M+ visits/year (based on Creditell)

Conveniently located on Cortez Blvd/Rte 50 with visibility from 38,000+ vehicles daily and within 2 miles of Oak Hill Hospital, a major area employer

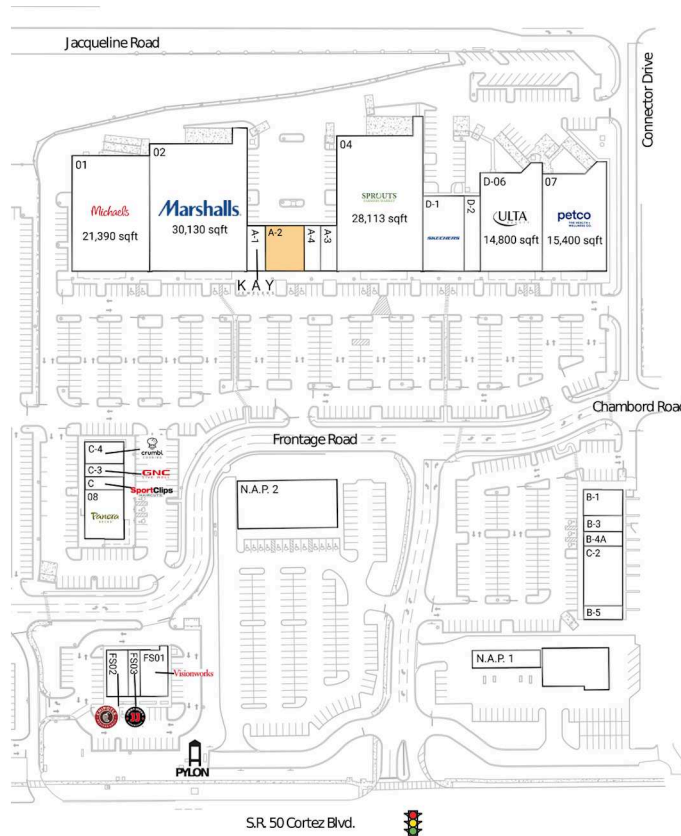
Strategically positioned to serve the growing communities of Brooksville and Spring Hill and minutes from Suncoast Pkwy/Hwy 589 providing access to Tampa and other neighboring cities

Coastal Landing

Tampa-St. Petersburg-Clearwater, FL

28.5355, -82.5054

13173 Cortez Boulevard | Brooksville, FL 34613



Available Space

A-2 4,200 SF

Current Retailers

A-1	Kay Jewelers	2,000 SF
A-3	SoFresh	1,700 SF
A-4	House of Tans	1,770 SF
B-1	Pizza Villa & Restaurant	2,376 SF
B-3	Nothing Bundt Cakes	1,500 SF
B-4A	uBREAKiFIX	1,347 SF
B-5	Liberty Tax Service	1,200 SF
C	Sport Clips	1,200 SF
C-2	Armed Forces	5,520 SF
C-3	GNC	1,200 SF
C-4	Crumbl Cookies	2,044 SF
D-06	Ulta Beauty	14,800 SF
D-1	SKECHERS	7,540 SF
D-2	Liif Salon	2,900 SF
FS01	Visionworks	2,800 SF
FS02	Chipotle Mexican Grill	2,380 SF
FS03	Jimmy John's	1,320 SF
N.A.P. 1	Top Line Tire & Auto	0 SF
N.A.P. 2	Restaurant	0 SF
01	Michaels	21,390 SF
02	Marshalls	30,130 SF
04	Sprouts Farmers Market	28,113 SF
07	Petco	15,400 SF
08	Panera Bread	4,500 SF



5242