

# Tyrone Gardens

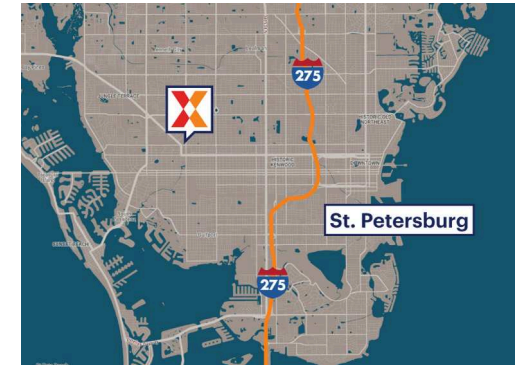
Tampa-St. Petersburg-Clearwater, FL

27.7824, -82.7124

1050 58th Street | St. Petersburg, FL 33710



Center Size: 195,214 SF



Demographics	1 Mile	3 Mile	5 Mile
	14,949	119,414	280,317
	6,622	53,955	129,868
	\$75,176	\$74,118	\$79,905

Centrally located at the intersection of Tyrone Blvd and 58th St with visibility from 28,000+ vehicles daily

Recently completed first phase of Redevelopment with modernized façade, lighting upgrades, new sidewalks and a parking lot refresh along with the addition of 20,000 sf Crunch Fitness.

Winn-Dixie-anchored center along with top national retailers including Crunch Fitness

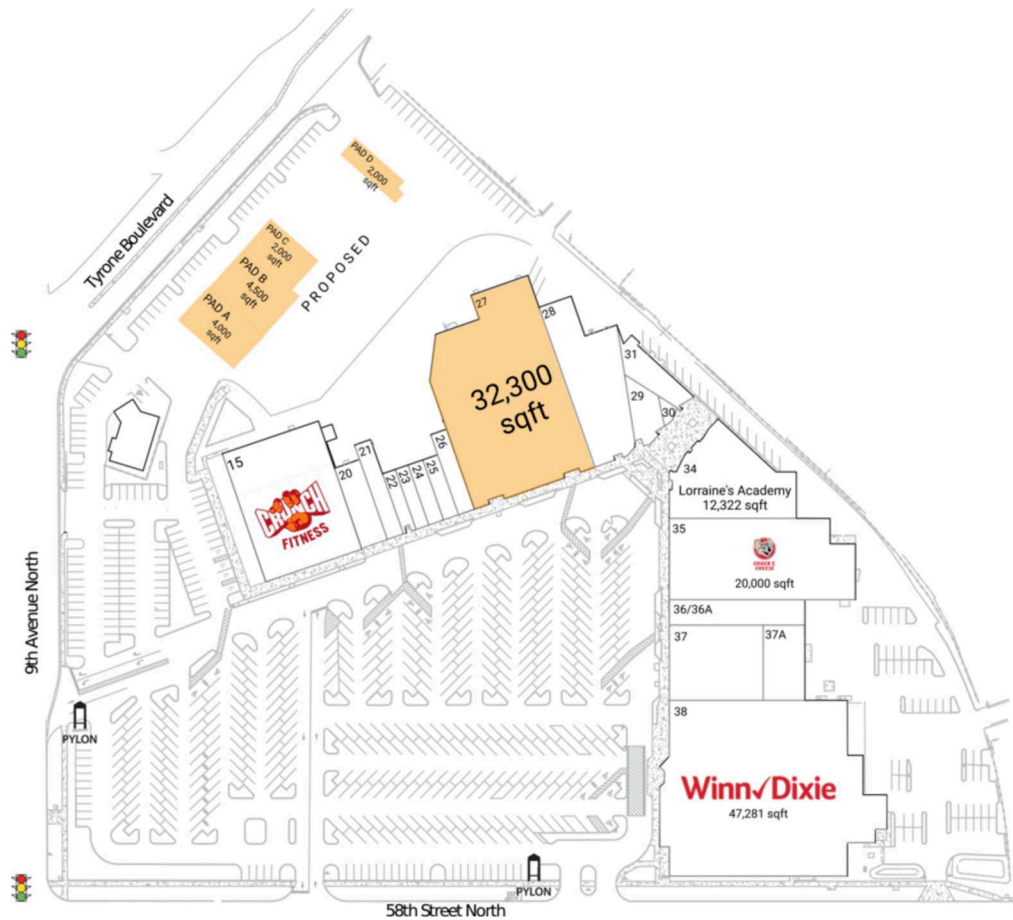
Close proximity to St. Petersburg College with 33,000+ students and the 1MM+ SF Tyrone Square Mall anchored by Macy's Dillard's, JCPenney & Sears

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## Available Space

PAD A	4,000 SF
PAD B	4,500 SF
PAD C	2,000 SF
PAD D	2,000 SF
27	32,300 SF

## Current Retailers

15	Crunch Fitness	19,200 SF
20	Tru Star Salon Services	3,000 SF
21	Shiso Crispy	2,400 SF
22	Uncle Louie G St. Pete	1,125 SF
23	New China Buffet	1,125 SF
24	Pink and White Nails	1,500 SF
25	Gianni's NY Pizza	1,500 SF
26	Wine & Liquor	2,000 SF
28	WellMed	9,610 SF
29	Anime Fix	2,467 SF
30	Ultimate Nutrition Shop & Gourmet Smoothies	400 SF
31	Pinch A Penny	2,985 SF
34	Lorraine's Academy	12,322 SF
35	Chuck E. Cheese's	20,000 SF
36/36A	Armed Forces	4,800 SF
37	Buffet City	10,000 SF
37A	Storage (not leasable)	4,400 SF
38	Winn-Dixie	47,281 SF



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