



CITRUS PARK SHOPS

6160-6182 GUNN HIGHWAY
Tampa, FL 33625

Citrus Park Shops shares an ingress road with a Walmart Supercenter, and offers great retail, restaurant and office opportunities. Citrus Park Shops provides tenants with excellent curb appeal, high visibility and prominent signage on Gunn Highway. Multiple access points allow for easy ingress/egress.

**Fully Occupied Plaza.
Contact us for future
availability.**

Property Features & Key Demographics (2019)

GLA: 15,800 Square Feet
Year Build: 2003
Parking: 79 surface spaces
(5/1,000 SF)
AADT: 36,000 vehicles/day

	1 Mile	3 Mile	5 Mile
Population	16,036	96,955	238,437
Average Age	36	39	39
Ave HH Income	\$70,168	\$82,388	\$82,451
Med HH Income	\$58,869	\$63,591	\$60,997



Tenants

Suite	Tenant	Size
6160	MetroPCS	900
6162	Orchid Nails	900
6166	Drip	2,000
6168	Grand China	1,200
6170	Advanced Dental Arts	2,800
6174	American Dream Barber	1,200
6176	Escape Quest	1,200
6178	Gulf Coast Vet	1,572
6180	State Farm Insurance	1,225
6182	AFC Urgent & Family Care	2,800

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