



7,300 SF Available



- QTR 3 2022 delivery
- Located on a pad to Target and adjacent to I-75, this site is well positioned in the market
- Excellent visibility with several ingress & egress points on Bloomingdale Ave (49,000 ADT)
- Ideal for high profile retail & restaurant uses

2020 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE	7 MILE
Population	12,679	94,778	195,566	331,219
Med HH Income	\$61,003	\$57,736	\$58,451	\$61,528

Tom Godino
561.424.3012
tgodino@atlanticretail.com

Matt Lynch
561.424.3019
mlynch@atlanticretail.com



 \$57,736 MED HH INCOME IN 3 MILE RADIUS	 49,000 ADT ON BLOOMINGDALE AVE
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RIVERVIEW, FL
 10150 Bloomingdale Avenue

SITE OVERLAY

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SITE



OUTPARCEL PROPERTY LINE

PROPOSED DUMPSTER ENCLOSURE

(2) PROPOSED DUMPSTER ENCLOSURES

BY-PASS

PROPOSED NATIONAL OSR
2,400 SF

RETAIL
1,700 SF

REST.
2,400 SF

RETAIL/OFFICE
3,200 SF

43.5'

22.9'

34.3'

45.7'

OUTDOOR SEATING
(24 SEATS)
AREA = ±500 SF

OUTDOOR SEATING
(12 SEATS)
AREA = ±200 SF

USABLE AREA LINE

OUTPARCEL AREA = ±108,188 SF (±2.48 AC)
USABLE AREA = ±75,229 SF (±1.73 AC)

OUTPARCEL PROPERTY LINE
49,000 ADT

Bloomingdale Ave

EXISTING TARGET SIGN

Advent Health



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SITE PLAN OVERLAY

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