






FOR GROUND LEASE APOLLO BEACH CENTER

US 41 & LEISEY ROAD
RUSKIN, FL 33572

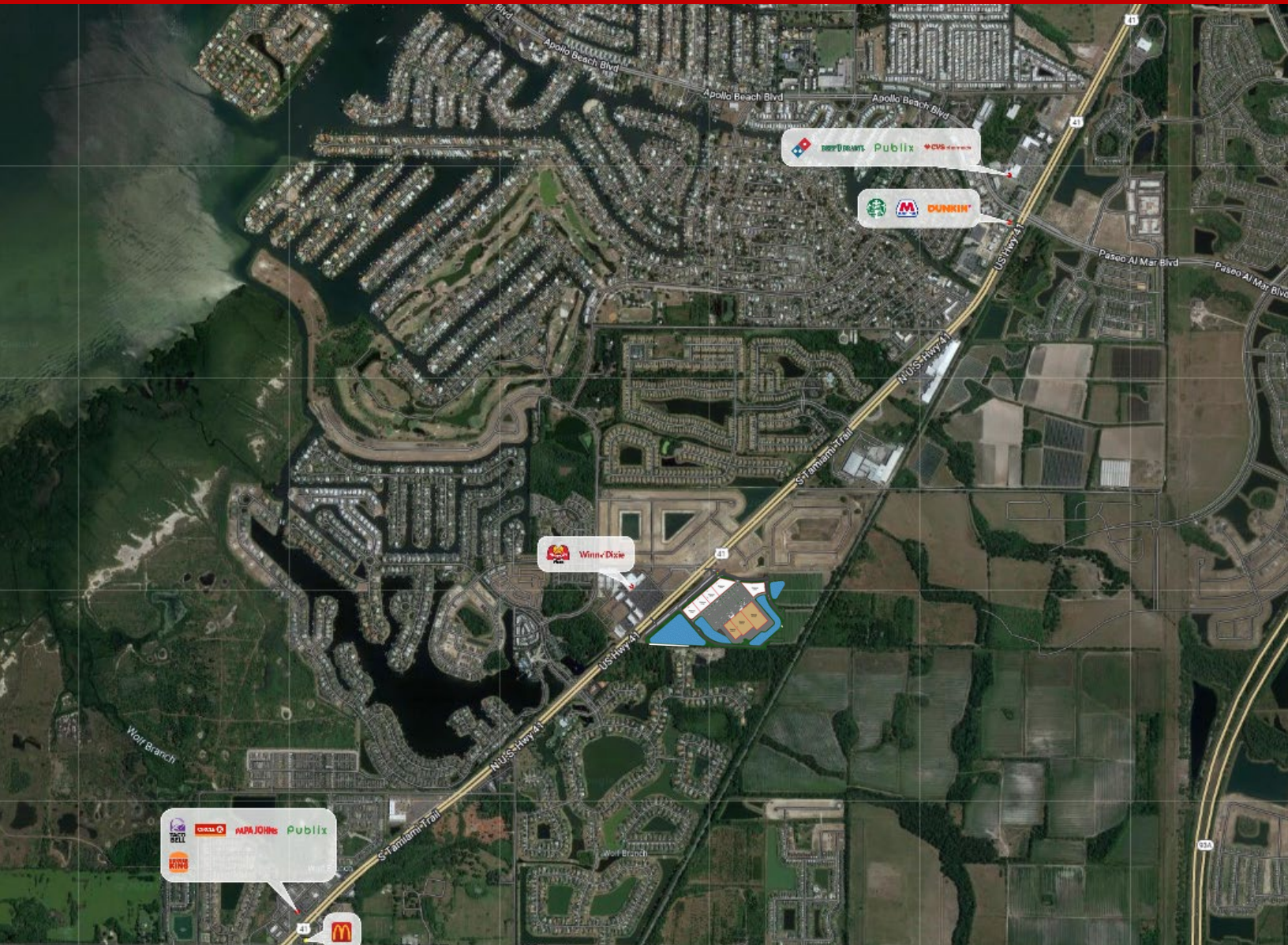


PROPERTY HIGHLIGHTS

-  Brand New Construction
-  Pad-Ready Delivery of Outparcels
-  AADT 39,500±
-  Located at a Lighted Intersection
-  Residential Development to the East



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DEMOGRAPHICS

Drive Time	5 Min	10 Min	15 Min
Population	25,598	58,130	115,613
Total Employees	5,016	12,221	22,217
Households	9,675	20,693	43,482
Avg. Income	\$104,922	\$88,272	\$75,595

AVAILABILITY

Size
1.10 AC ±
1.11 AC ±
1.06 AC ±
1.50 AC ±
1.42 AC ±