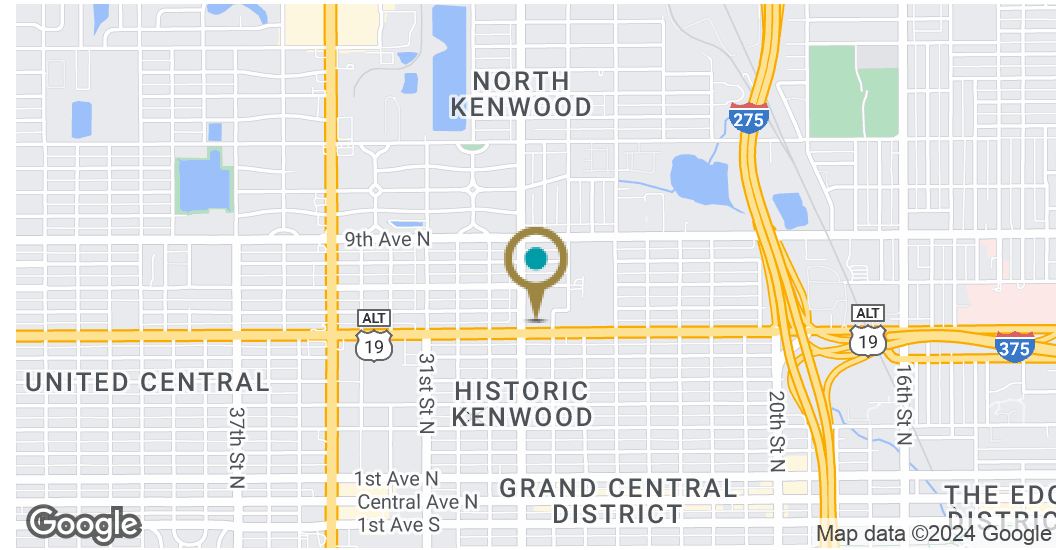


# Executive Summary 2735 5th Ave N, St Petersburg, FL 33713



## OFFERING SUMMARY

|                |                     |
|----------------|---------------------|
| Lease Rate:    | \$29.00 SF/yr (NNN) |
| Building Size: | 2,640 SF            |
| Available SF:  | 2,640 SF            |
| Lot Size:      | 8,478 SF            |
| Year Built:    | 1967                |
| Zoning:        | CRT-1               |

## PROPERTY OVERVIEW

Introducing 2735 5th Ave N, a prime commercial property available for lease in St. Petersburg, FL. The space is currently operating as a neighborhood cafe and market with a commercial kitchen with hood and grease trap and a large walk in retail cooler. This versatile space offers a highly visible location with ample parking, making it ideal for retail or office use. The property features large windows allowing for plenty of natural light, and a spacious layout ready for customization. With its convenient access to major thoroughfares and vibrant surroundings, this property presents an exceptional opportunity for businesses seeking a high-traffic, dynamic location. Embrace the potential of this sought-after space and elevate your business's presence in the heart of St. Petersburg.

## PROPERTY HIGHLIGHTS

- - Commercial Kitchen & Walk In Cooler
- - Highly visible location
- - Large windows for natural light
- - Versatile space ideal for retail or office use

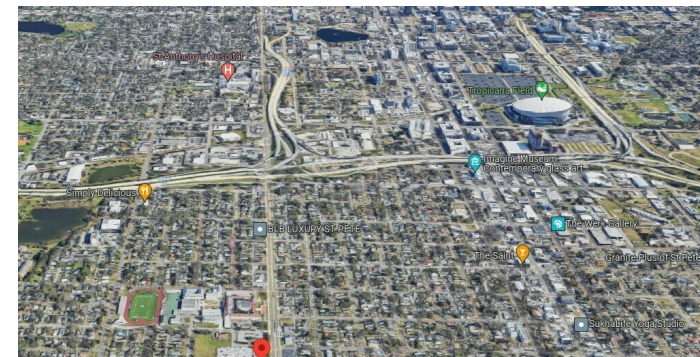


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615 9th Street N, St. Petersburg, FL 33701

# Additional Photos 2735 5th Ave N, St Petersburg, FL 33713

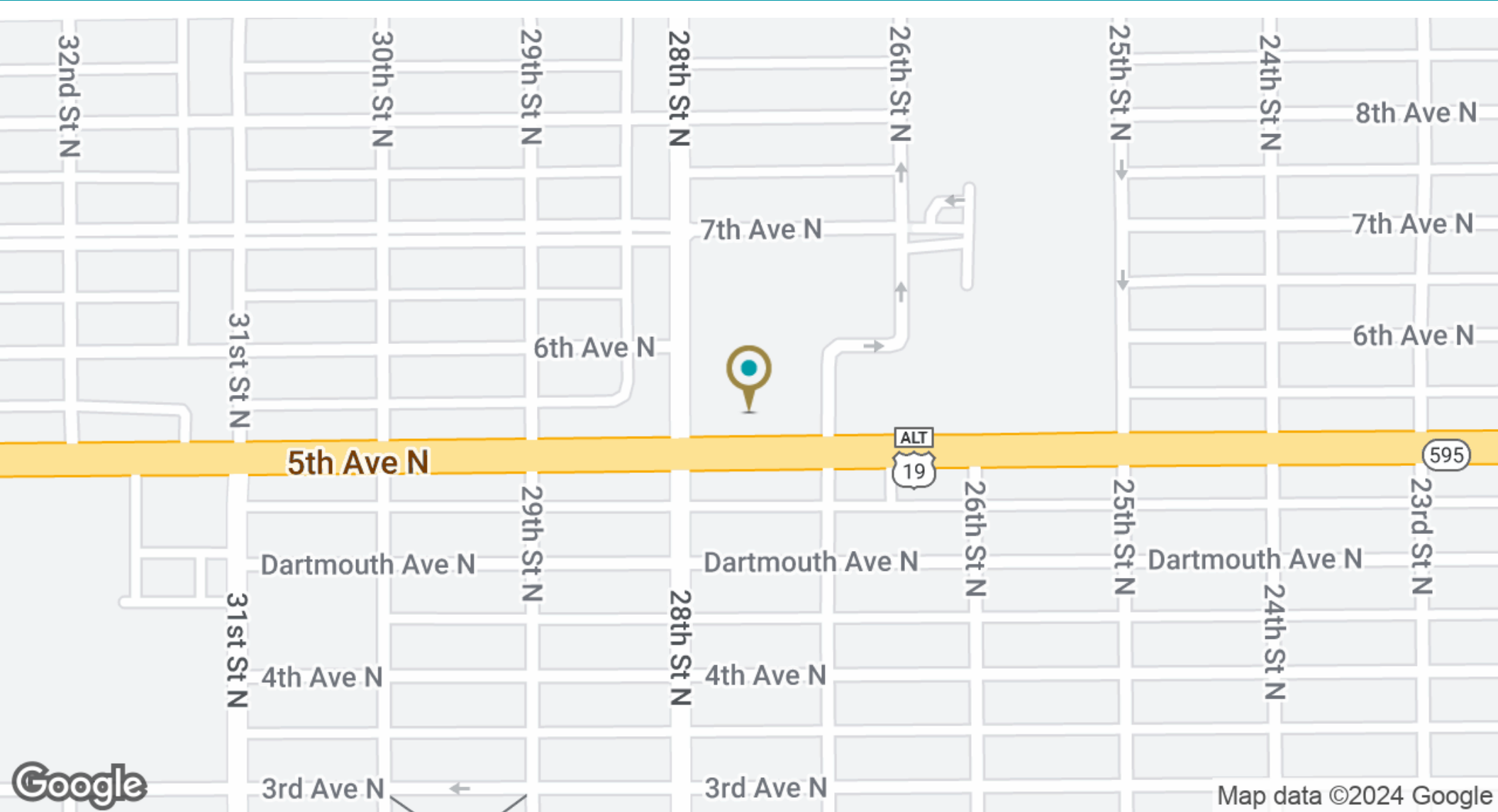


# Additional Photos 2735 5th Ave N, St Petersburg, FL 33713



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# Location Map *2735 5th Ave N, St Petersburg, FL 33713*



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# Demographics Map & Report 2735 5th Ave N, St Petersburg, FL 33713

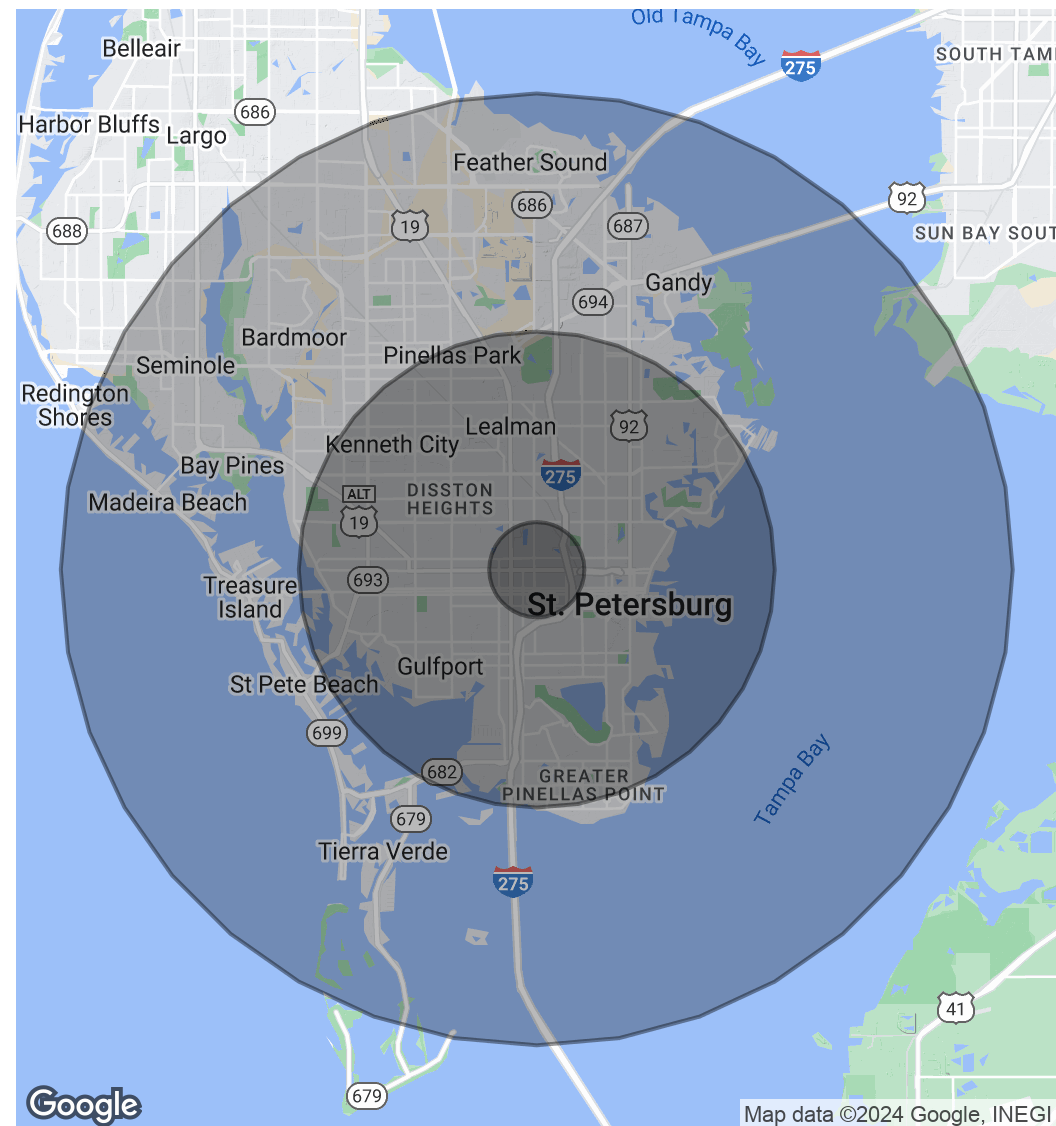
## POPULATION

|                      | 1 MILE | 5 MILES | 10 MILES |
|----------------------|--------|---------|----------|
| Total Population     | 10,872 | 285,948 | 497,909  |
| Average Age          | 41.9   | 44.4    | 45.8     |
| Average Age (Male)   | 45.0   | 43.8    | 44.6     |
| Average Age (Female) | 39.8   | 45.1    | 46.9     |

## HOUSEHOLDS & INCOME

|                     | 1 MILE    | 5 MILES   | 10 MILES  |
|---------------------|-----------|-----------|-----------|
| Total Households    | 5,739     | 147,699   | 266,684   |
| # of Persons per HH | 1.9       | 1.9       | 1.9       |
| Average HH Income   | \$60,388  | \$63,771  | \$64,278  |
| Average House Value | \$233,167 | \$238,242 | \$241,367 |

\* Demographic data derived from 2020 ACS - US Census



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