

Regency Crossing – Port Richey (Tampa MSA), FL

7037 Ridge Rd, Port Richey, FL 34668



- **NEW OWNER and significant renovation coming soon!!**
- Available spaces from **< 1,000 SF to > 7,500 SF**
- Anchored by Publix with **strong sales and a long-term lease** and located only 60 miles from Publix HQ
- **Extensive capital improvements** planned including new parking lot overlay, LED lighting upgrade, complete roof replacement, landscaping upgrades, paint, and pylon
- **NEW MEDICAL TENANTS** and successful legacy restaurant and service tenants located at property since opening
- Strong regional location on the intersection of Ridge Road and Regency Park Blvd with combined traffic counts of close to **70,000 vehicles per day**
- **Dense and growing demographics** with 150,000 people in a 5 mile radius with incomes over \$57,000

Demographic Overview:			
	1 Mile	3 Mile	5 Mile
2020 Population	15,723	70,371	148,407
2025 Estimate	17,495	78,421	165,817
Average HH Inc	\$50,000	\$52,000	\$57,500

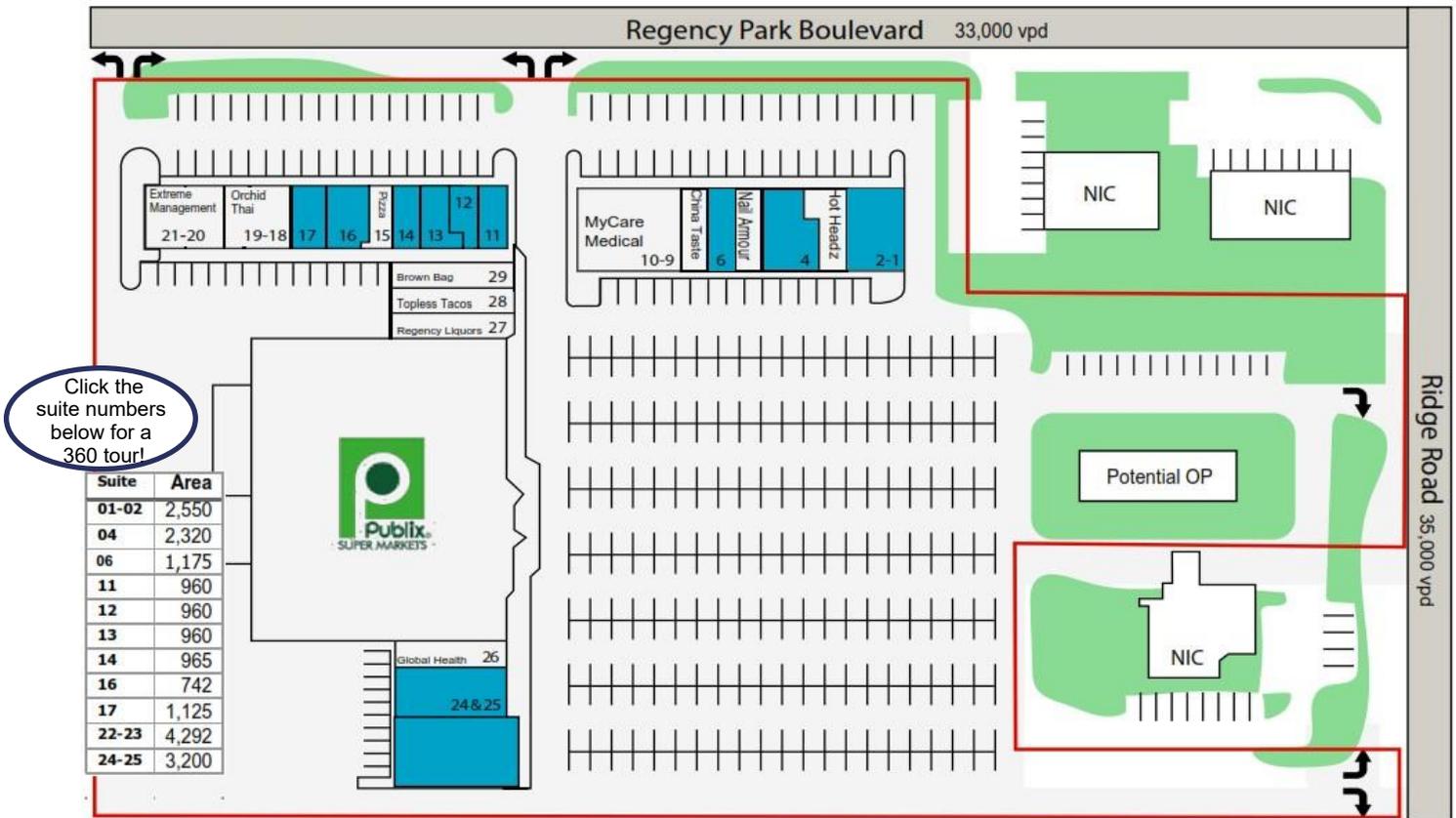
PLEASE CONTACT KEVIN KUSH OR BEN BOLZ FOR ADDITIONAL INFORMATION:
 504-402-1645 OR LEASING@PMAT.NET

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PMAT Companies



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