



## Available Restaurant & Bar Spaces

<b>Station Square - 628 Cleveland/East: 5,000 sf +/-</b>	Potential landlord improvements planned include: HVAC installation, ADA bathroom installation, electrical upgrades, water/sewer work,; ceiling and floor improvements. Contact Pam Ryan Anderson: 727-442-2822
<b>926 Cleveland: 2,600 sf +/-</b>	Potential landlord improvements planned include: HVAC upgrades, ADA compliance, Fire Code upgrades, space reconfiguration, window & door upgrades, building energy efficiency systems, facade improvements, new landscape and outdoor lighting upgrades. Contact Steve Huang: 626-290-6889
<b>The Nolen - 943 Cleveland - 1,409 sf +/-</b>	Potential landlord improvements planned include: new HVAC, plumbing & electrical buildout, new insulation, new restrooms, space reconfiguration, new drywall, fire code requirements per code, millwork, finish carpentry, outdoor hardscape and landscape improvements (lighting, signage, shrubbery). Contact Renese Johnson: 407-872-1900, x 103
<b>The Nolen - 1011 Cleveland: 2,517 sf +/-</b>	Potential landlord improvements planned include: new HVAC, plumbing & electrical buildout, new insulation, new restrooms, space reconfiguration, new drywall, fire code requirements per code, millwork, finish carpentry, outdoor hardscape and landscape improvements (outdoor deck with seating, LED lighting, signage and shrubbery). Contact Renese Johnson: 407-872-1900, x 103
<b>The Nolen - 1017, 1023 &amp; 1029 Cleveland: 3,222 sf +/-</b>	Potential landlord improvements planned include: new HVAC, plumbing & electrical buildout, new insulation, new restrooms, space reconfiguration, new drywall, fire code requirements per code, millwork, finish carpentry, outdoor hardscape and landscape improvements (outdoor deck with seating, LED lighting, signage and shrubbery). Contact Renese Johnson: 407-872-1900, x 103

## Demographics - Downtown Clearwater

<b>Population</b>	<b>0-1 mi.</b>	<b>0-3 mi.</b>	<b>0-5 mi.</b>
2018 Population	15,271	94,687	224,286
2018 Median Age	40.4	45.5	49.7
2018 Household	6,564	39,980	102,589
2018 Average Household Size	2.19	2.3	2.14
2018 Median Household Income	\$30,520	\$43,097	\$43,994

Source: Esri Community Profile, U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023 Esri converted Census 2000 data into

<b>Consumer Spending</b>	<b>0-1 mi.</b>	<b>0-3 mi.</b>	<b>0-5 mi.</b>
2018 Consumer Spending-Entertainment/Recreation-Total \$	\$11,880,229	\$100,786,791	\$255,708,926
2018 Consumer Spending-Entertainment/Recreation-Average Spent	\$1,810	\$2,527	\$2,493
2018 Consumer Spending-Food Away From Home-Total \$	\$13,402,207	\$109,880,925	\$276,888,546
2018 Consumer Spending-Food Away From Home-Average Spent	\$2,042	\$2,755	\$2,699

Source: ESRI Community Profile. Consumer Spending data are derived from the 2015 and 2016 Consumer Expenditure Surveys, Bureau of Labor Statistics.

<b>Housing</b>	<b>0-1 mi.</b>	<b>0-3 mi.</b>	<b>0-5 mi.</b>
2010 Tenure of Occupied Housing Units	6,065	38,524	98,719
Owner Occupied	31.2%	59.2%	62.8%
Renter Occupied	68.8%	40.8%	37.2%

<b>Employee Base</b>	<b>0-1 mi.</b>	<b>0-3 mi.</b>	<b>0-5 mi.</b>
Total Employees	16,879	43,985	94,691
Dominant Major Employment Groups	Professional, Scientific & Tech Services, Health Care	Other Services, Retail Trade and Professional,	Retail Trade, Other Services and Professional

Source: ESRI Community Profile, U.S. Census Bureau, Census 2010 Summary File 1. ESRI forecasts for 2018 and 2023 converted Census 2000 data into 2010 geography.

## Top Employers

Morton Plant, KnowBe4, Auto Loop, Pinellas County, City of Clearwater

## Additional Data

Food & Drink Establishments in Downtown	29		
Vacant Commercial Space Downtown	19,787 sf		
Source: Westport CRE, LLC			
Vehicle Counts for Court Street/MLK	36,000		
Source: Forward Pinellas 2017 Average Annual Daily Traffic Counts in Pinellas County.			