



Big Box Available

Property Highlights

Unique & Notable Development

- Adjacent parcel is home to the nearly completed Tapestry Town Center, a 287-unit apartment community.
- Coca Cola recently announced a 1.3 million square food mixed-use project located 1.6 miles west of the Property, showing continued growth.
- Brandon Town Center is a 55-acre development located less than 1 mile east of the Property that is set to include 600 apartment units and 75,000 SF of mixed-use building.

Location

- Access to Interstate-75 which is conveniently located 0.3 miles north of the property (92,000 vpd).

Property Description

JLL is pleased to offer the leasehold interest in the Sears box located at the Westfield Brandon Mall in Brandon (Tampa), FL. The Brandon area is a high population growth area because of its proximity to downtown Tampa and has been one of the most sought-after locations for retailers for the past two decades. With access to Interstate 75 (92,000 VPD) conveniently located 0.3 miles north of the Property, the area immediately surrounding the Property is poised for continue future growth; as evidenced by Coca Cola's recent announcement for a 1.3 million s.f mixed use project located 1.6 miles west of the Property and the continued development of Brandon Town Center, a 55-acre mixed use development located less than 1 mile east of the Property.

Property Specs

Lot Size:	11.35 Acres
Building Size:	108,779 s.f. single story building 2,652 SF service center contiguous
Zoning:	Planned Development (PD)

Sears 1007 at Westfield Brandon

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Brandon, FL 33511

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Demographics	1 Mile	3 Mile	5 Mile
Total Households	4,361	31,067	67,180
Total Population	9,533	78,269	179,709
Average HH Income	\$52,627	\$59,450	\$62,093

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