

Sun City Center Plaza

906 -1633 Sun City Center Blvd. | Sun City Center FL 33573

For Leasing info:
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Unique Attributes

- Located at the intersection of Sun City Center BLVD (SR674) and N. Pebble Beach Boulevard with close proximity to I-75 and US- 301
- Ranked as the top 1% of places to retire in America.
- Population has increased by 10,000 residents over the past ten years bringing the total population to 31,000 residents.
- 21,179 total employees in the trade area.
- Residents use golf carts as their preferred choice for daily transportation.
- The shopping center has strong daytime population due to the local and national Tenant mix.

Estimated 2021 Demographics

| | 1 MILE | 2 MILES | 3 MILES |
|---------------------------------|---------------------|----------|----------|
| 2021 Estimated Total Population | 7,886 | 22,530 | 41,839 |
| Est. Annual Growth 2021-2026 | 0.7% | 1.5% | 2.7% |
| Average Household Income | \$59,538 | \$63,203 | \$60,716 |
| 2021 Daytime Population | 7,790 | 21,308 | 36,081 |
| Median Age | 75 | 58 | 54 |
| Size of Center | 97,654 SF | | |
| Daily Traffic Count | 44,600 VPD | | |
| Parking | 488 per/1000 (4.99) | | |

Area Map



