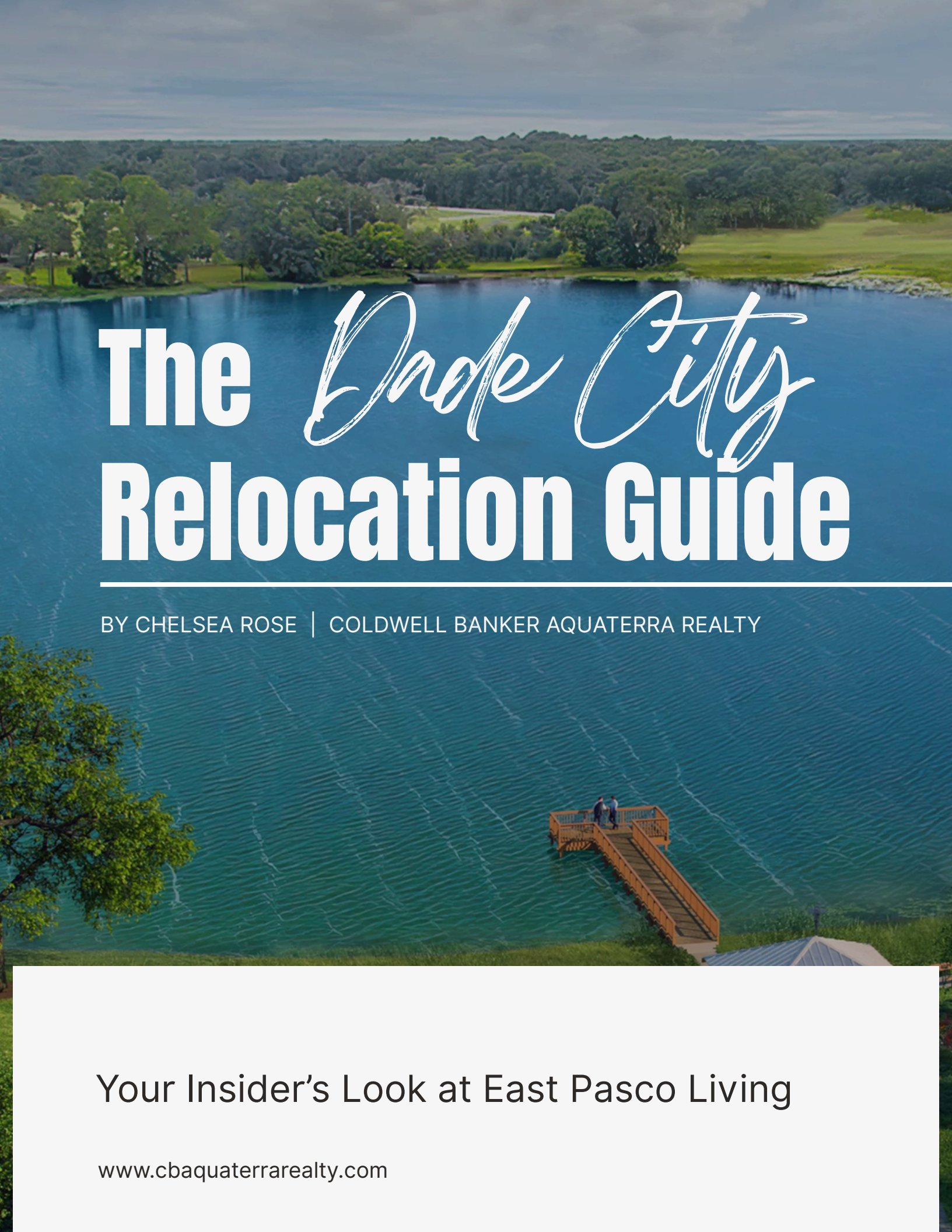




# The *Dade City* Relocation Guide

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BY CHELSEA ROSE | COLDWELL BANKER AQUATERRA REALTY

Your Insider's Look at East Pasco Living

[www.cbaquaterrarealty.com](http://www.cbaquaterrarealty.com)



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# Welcome to **DADE CITY**

Dade City is known for its \*\*rolling hills, historic downtown, and small-town charm\*\* that feels worlds away from the bustle of Tampa Bay. With antique shops, festivals, and Southern-style hospitality, it's a place where history meets growth. Located just off SR-52 and I-75, Dade City offers easy access to Tampa, Orlando, and the Gulf Coast while maintaining its peaceful, scenic setting



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# Lifestyle & Community

## Historic Charm:

Downtown streets lined with century-old buildings, antique stores, and cafes that reflect Florida's past.



## Festivals & Events:

Home of the annual \*\*Kumquat Festival\*\*, Pioneer Florida Museum events, and a steady calendar of parades and art shows.



## Growth & Development:

New neighborhoods and commercial projects along SR-52 are bringing fresh energy while preserving Dade City's historic character.



## Community Spirit:

Locals enjoy a slower pace of life with strong neighborhood ties and a welcoming culture.





# Top *Neighborhoods* IN DADE CITY



## Historic Downtown:

Charming historic homes within walking distance to shops and restaurants.



## Lake Jovita:

Golf course community with upscale homes, resort amenities, and rolling hills.



## Pasadena Hills (East Side)

Scenic acreage and large parcels in a high-growth corridor.



## Williamsburg / Hickory Hills:

Established single-family neighborhoods with mature trees and affordability, located just minutes from downtown Dade City and SR-52.





# Food & Dining

## Lunch on Limoges

A Dade City institution blending Southern hospitality with fresh, gourmet dishes in a historic downtown building.

## Kafé Kokopelli

Unique American cuisine served in a converted brick warehouse — a favorite for both locals and visitors.

## Steph's Southern Soul

Home-style cooking with fried chicken, BBQ, and classic sides served in a casual atmosphere.

## Outfitter's Café & Brewery

Local craft beer, coffee, and small bites in a community-focused hangout.

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# Outdoor and *Recreation*

## **Withlacoochee State Forest:**

Miles of hiking, biking, and equestrian trails.



## **Giraffe Ranch:**

Wildlife tours and hands-on animal encounters unique to Dade City.



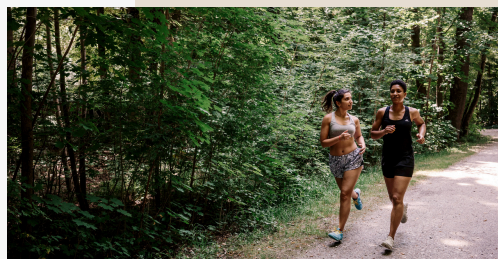
## **Lake Jovita Golf & Country Club:**

Two championship courses in a gated community.



## **Hardy Trail**

Paved trail for walking, biking, and running through scenic Dade City.





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# School and Education



## **Saint Leo University:**

Just minutes away, offering undergraduate and graduate degrees with a global reputation.

## **Pasco County Schools:**

Includes highly regarded options like San Antonio Elementary and Pasco High School.



## **Academy at the Farm**

A sought-after K-8 charter school known for small classes and strong academics.

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# Employment & Economy

## Industries & Employers

Agriculture: Kumquat groves and cattle farming remain part of the city's roots.

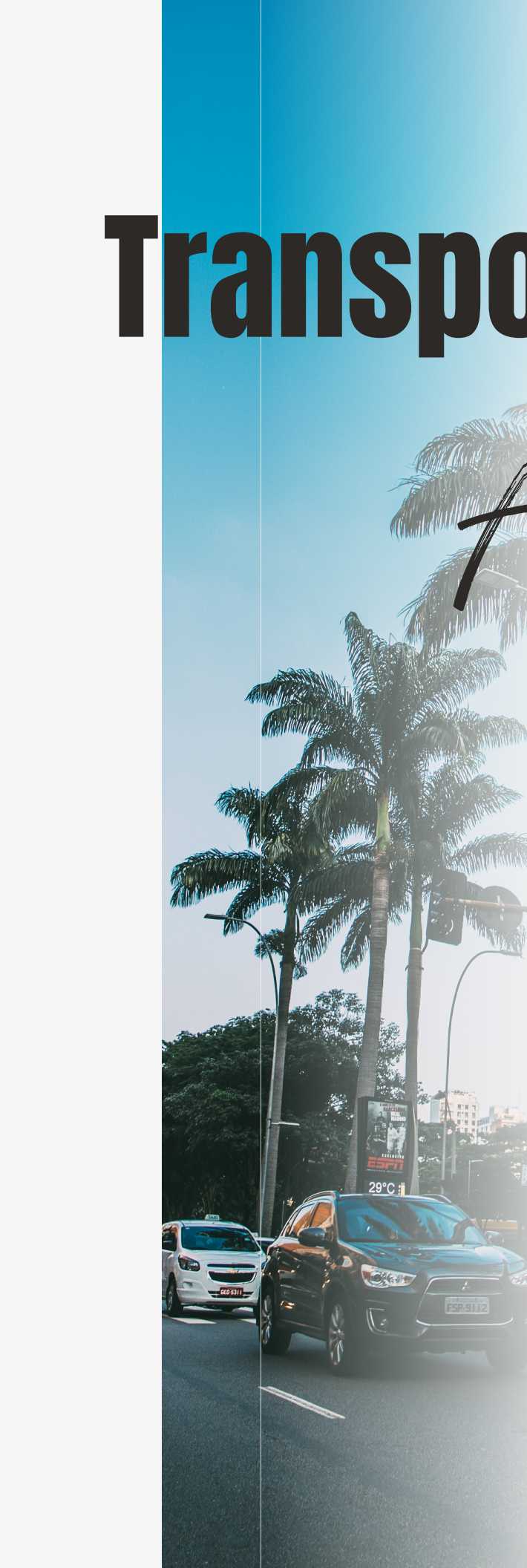
Healthcare: AdventHealth Dade City and nearby AdventHealth Wesley Chapel provide strong employment opportunities.

Education & Government: Saint Leo University and Pasco County offices anchor local jobs.



Dade City's economy blends agriculture, small business, and new growth along SR-52





# Transportation & Access

## Highways:

Quick access via SR-52, US-301, and I-75 for commuting to Tampa or Orlando.

## Air Travel:

Tampa International Airport (\~50 minutes) and Orlando International (\~1 hour 15 minutes).

## Local Travel:

Walkable downtown and easy drives between historic, rural, and suburban pockets.

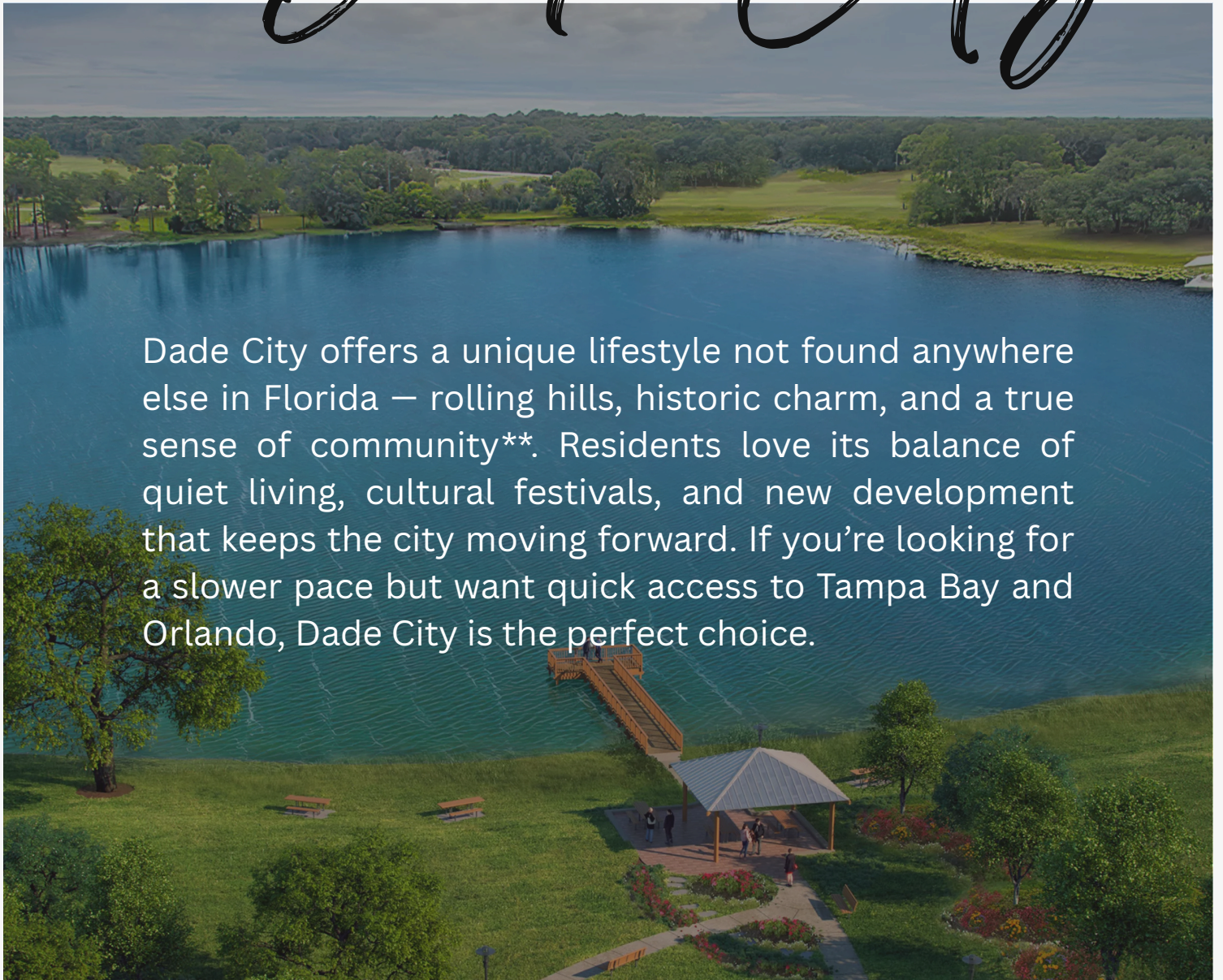


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# Why Choose

# Dade City

Dade City offers a unique lifestyle not found anywhere else in Florida — rolling hills, historic charm, and a true sense of community\*\*. Residents love its balance of quiet living, cultural festivals, and new development that keeps the city moving forward. If you're looking for a slower pace but want quick access to Tampa Bay and Orlando, Dade City is the perfect choice.







# Thank *You!*

Thank you for exploring Dade City with me. As an East Pasco local, I know the back roads, the hidden gems, and the new growth happening here. Whether you're dreaming of a historic home downtown, a golf course community, or acreage to build on, I'd love to help you make Dade City your home.

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