



RETAIL, INDUSTRIAL or OFFICE LAND FOR SALE

U.S. Highway 301 and C.R. 579
Tampa, Hillsborough County, Florida

LAND FOR SALE

9.76 Acres

SIZE:	9.76 Acres. Two corner sites of 2 acres and 1.5 acres MOL
ZONING:	Commercial Intensive – Office, Retail, Light Industrial
FUTURE LAND USE:	Office commercial – 20
UTILITIES:	Well and septic
PRICE:	\$190,000 for all. Will divide.
TRAFFIC COUNT:	18,000 vehicles per day on U.S. Highway 301

DISTANCES

I-75	3.3 Miles
I-4	4.3 Miles

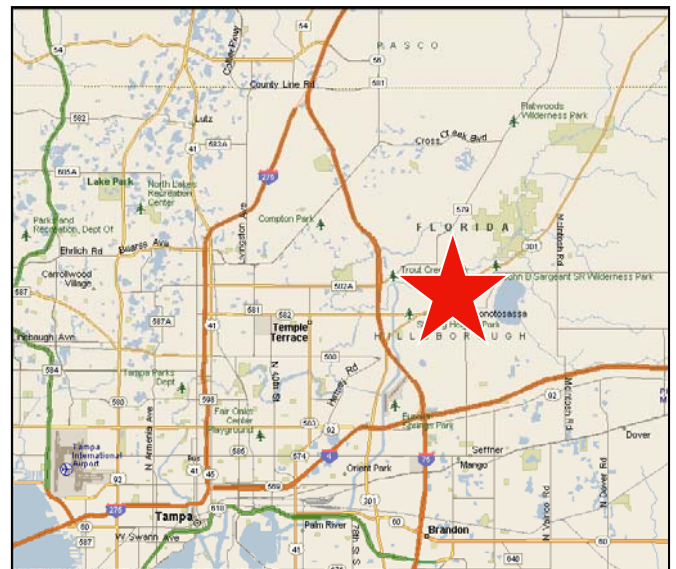
COMMENTS

- Contiguous to 275 space and 450 space RV/Mobile Home parks
- Will sell corners separately



DEMOGRAPHICS

	1 Mile	2 Mile	3 Mile
Retail Sales	\$11,765,615	\$19,507,981	\$30,037,534
Avg. HH Income	\$61,740	\$58,744	\$56,312
Median HH Income	\$50,880	\$48,448	\$46,324
Population	3,376	5,756	9,070



FOR MORE INFORMATION, PLEASE CONTACT:

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CUSHMAN & WAKEFIELD OF FLORIDA, INC.

Licensed Real Estate Brokers

One Tampa City Center, Suite 3600

Tampa, Florida 33602

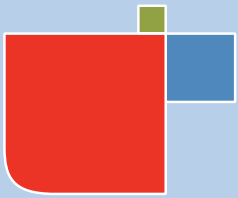
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www.cushwakelandfl.com/tampa

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