



**BERKSHIRE
HATHAWAY**

HomeServices

Florida Properties Group

COMMERCIAL DIVISION

5,000± SF Warehouse/Office Building West Pasco Industrial Park

For Sale



11051 Challenger Avenue, Odessa, FL 33556

Property Information

- **2 Separate Entrances for Multiple Users**
- **2,726± SF Nicely Finished Office and 2,274± SF Warehouse**
- **Ceiling Height of 17'6"± with Clear Heights of 14'-15'9"±**
- **14'7"± x 12'± Overhead Door; Security System**
- **Unit 1 Has 7 Private Offices, Conference Room, Kitchen, Reception Area & 2 Bathrooms**
- **Unit 2 Has 3 Private Offices, Kitchen, Reception Area and Bathroom**
- **Built in 2004 on .75± Acre Fenced Lot**
- **Immaculate**
- **Priced at \$675,000**

This information is from sources deemed to be reliable. We are not responsible for misstatements of facts, errors or omissions, prior sale, change of price, and/or terms or withdrawal from the market without notice. Buyer should verify all information with its' own representatives as well as state and local agencies. Brokers please note that a variable rate commission may exist on this offering that might result in a lower commission cost to the Seller if a Buyer's broker is not involved in the transaction. ©2019 BHH Affiliates, LLC. An independently owned and operated franchise of BHH Affiliates, LLC. Berkshire Hathaway HomeServices and the Berkshire Hathaway HomeServices symbol are registered service marks of HomeServices of America, Inc. ® Equal Housing Opportunity.



**BERKSHIRE
HATHAWAY**

HomeServices

Florida Properties Group

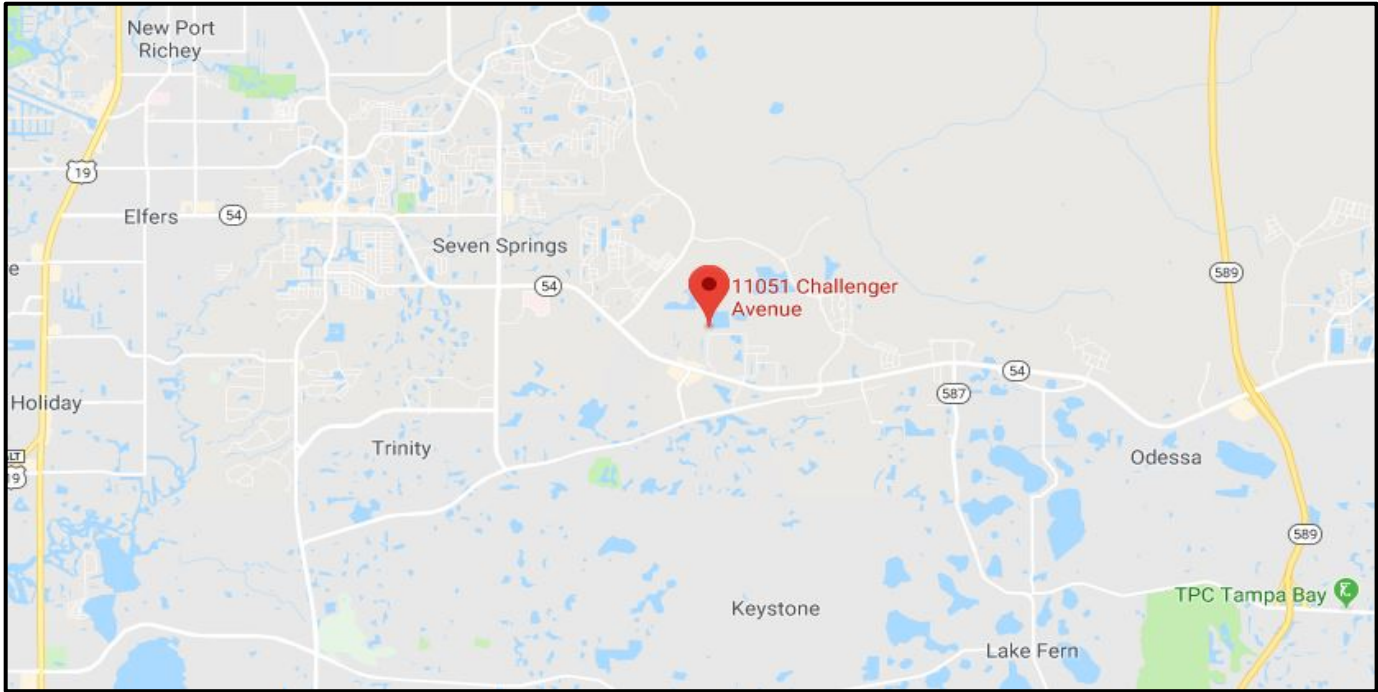
COMMERCIAL DIVISION

Awarded #1 Producing Commercial Real Estate BHHS Affiliate in the United States 2012-2015

Teamwork | Integrity | Passion | Excellence

7916 Evolutions Way, Suite 210, Trinity, FL 34655

bhhsflpccommercial.com



DEMOGRAPHICS BY MILE

	1 MILE	3 MILES	5 MILES
Total Population	3,195	27,058	69,601
Avg. HH Income	\$71,097	\$83,812	\$77,709
Median Age	66.8	54.4	50.1
Total Households	1,427	11,061	28,571

DEMOGRAPHICS BY DRIVE TIME

	5 MINS	10 MINS	15 MINS
Total Population	3,058	28,900	104,339
Avg. HH Income	\$75,028	\$81,842	\$74,595
Median Age	65	50.1	46.4
Total Households	1,369	11,821	41,934

TAMPA BAY INDUSTRIAL TEAM...

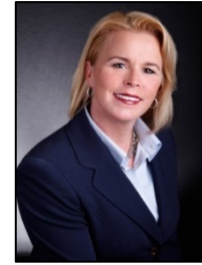
@CREBossLadies



D. Dewey Mitchell, CCIM
Broker Owner
727-569-2332
industrial@bhhsflpg.com



Renee' D. Dyer, CCIM, ALC
Executive Associate
727-460-4901
rdyer@bhhsflpg.com



Jill Carbonelli, CCIM
Sr. Broker Associate
727-639-5713
jcarbonelli@bhhsflpg.com



Dyer/Carbonelli Team

2018 #1 Sales Team Worldwide for Berkshire Hathaway Commercial

This information is from sources deemed to be reliable. We are not responsible for misstatements of facts, errors or omissions, prior sale, change of price, and/or terms or withdrawal from the market without notice. Buyer should verify all information with its' own representatives as well as state and local agencies. Brokers please note that a variable rate commission may exist on this offering that might result in a lower commission cost to the Seller if a Buyer's broker is not involved in the transaction. ©2019 BHH Affiliates, LLC. An independently owned and operated franchise of BHH Affiliates, LLC. Berkshire Hathaway Homeservices and the Berkshire Hathaway Homeservices symbol are registered service marks of Homeservices of America, Inc. ® Equal Housing Opportunity.