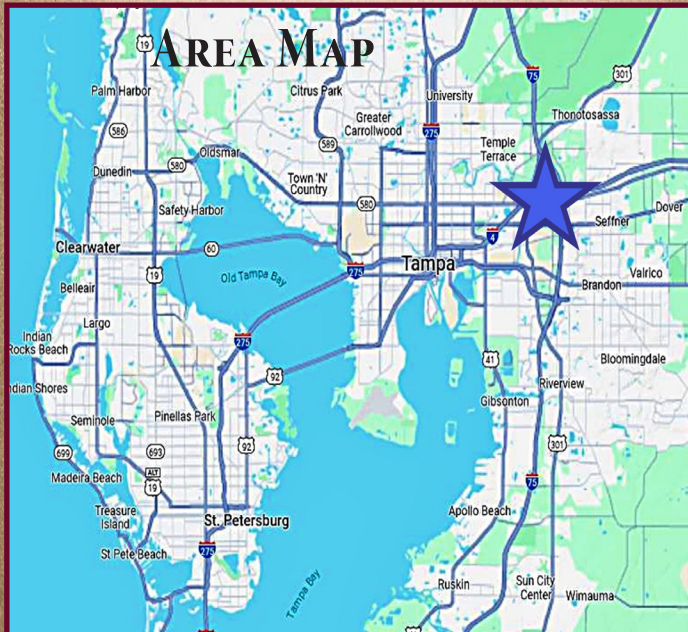


FOR SALE

- ◆ Multiple Commerical Buildings totaling 3,936 sf on .66 acres
- ◆ Property provides versatility with multiple areas for automotive work
- ◆ 1,040 sf paint booth
- ◆ 1,728 sf general commercial/office space
- ◆ 1,080 sf, 3 car garage w/ built-in air compressor
- ◆ Storage Shed
- ◆ 2 carport covered hydraulic lifts



**Commercial Buildings & .66 acres
For Sale - \$575,000**

Marc Pflieger
Commercial Associate

Cell: (727) 262-5998
Office: (727) 376-4900

mpflieger@cap-realty.com
www.cap-realty.com



COMMERCIAL ASSET PARTNERS

Sales & Leasing • Investment • Property Management • Site Selection

EXECUTIVE SUMMARY

Commercial Asset Partners is proud to present 9701 E US Hwy 92, Tampa, FL. This property is currently zoned CG-Commercial General, allowing for a wide range of business uses. Situated on a 29,621 sf lot, this location offers ample space for your business needs.

One of the key features of this property is its visibility & convenience, with an daily traffic count of 16,000 vehicles and located within 1 mile of I-4, US 301 and I75. Downtown Tampa is less than 10 miles away.

Whether you are looking to start a new business, expand an existing one, or explore development opportunities, this property provides the ability to do so.

Paint Booth



DEMOGRAPHICS - 5 MILES



Population Est: 171,465



Median Age: 37



Avg HH Income: \$64,793

OFFERING SUMMARY

ADDRESS	9701 E Hwy 92, Tampa
COUNTY/MARKET	Tampa Bay Area
PARCEL ID#	U-06-29-20-1ME-000000-00002.3
AVAILABLE SPACE	3,936 SF & .66 acres
ZONING	CG - Commercial General
YEAR BUILT	1989
UTILITIES	TECO & Hillsborough County Water/Sewer



COMMERCIAL ASSET PARTNERS

Sales & Leasing • Investment • Property Management • Site Selection