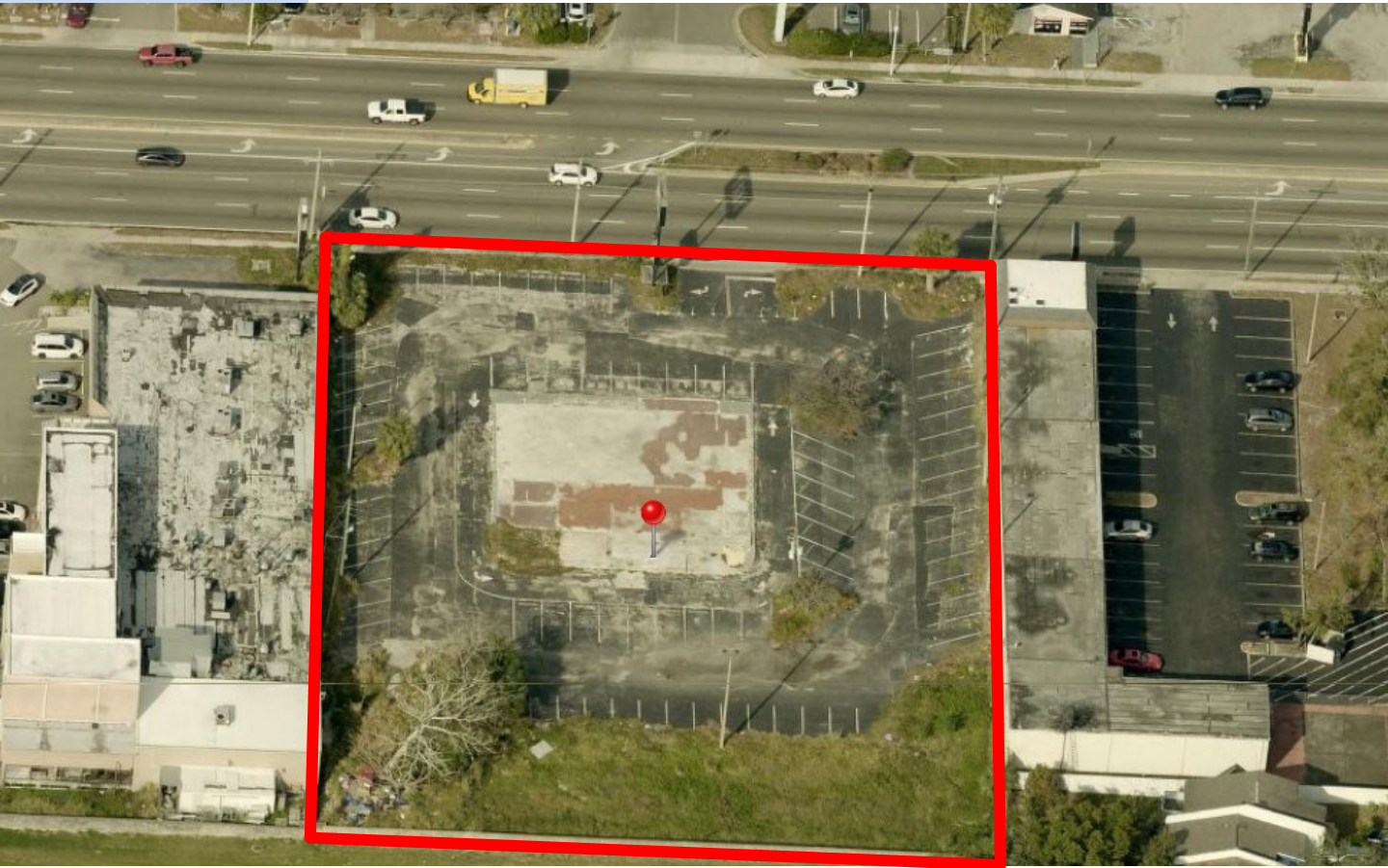


Vacant Busch Blvd Land for Sale

2401 E Busch Blvd., Tampa, FL 33612

EXECUTIVE SUMMARY



Summary:

Price:	\$1,599,900
Dimensions:	215' front x 200' deep
Land Size:	1.54 Acres
Traffic Counts:	Over 50,000 AADT
Signage:	Former lighted sign
Zoning:	CG/Commercial General
Potential Uses:	Retail/Restaurant/Office
Future Land Use:	Community Mixed Use-35 (2.0 FAR)
Folio Number:	147282.0500
Market:	East Busch Blvd
Taxes (2024):	\$23,122.70
Utilities	Water/Sewer City of Tampa Electric: Tampa Electric

Overview:

Welcome to this 1.54 Acre opportunity with 215' front feet along E Busch Blvd near Busch Gardens Theme Park. For you Tampa natives you'll remember this is the former Sonny's Barbeque site and features excellent visibility with 53,000 AADT traffic counts along East Busch Blvd. The former Sonny's restaurant had Busch Blvd access, a drive through and 84+ parking spots but burned down last year. This is located just east of Interstate 275 providing good access to the driving home side to those potential customers heading to Temple Terrace, located just to the east. The parcel is also located blocks from Tampa's Busch Garden's theme park, near the University of South Florida and Adventure Island water theme park.

The location is near plenty of restaurants, housing, apartments, offices, shoppes, bars and other entertainment. This property is perfect for any retailer user looking for a good location, excellent visibility and easy access.

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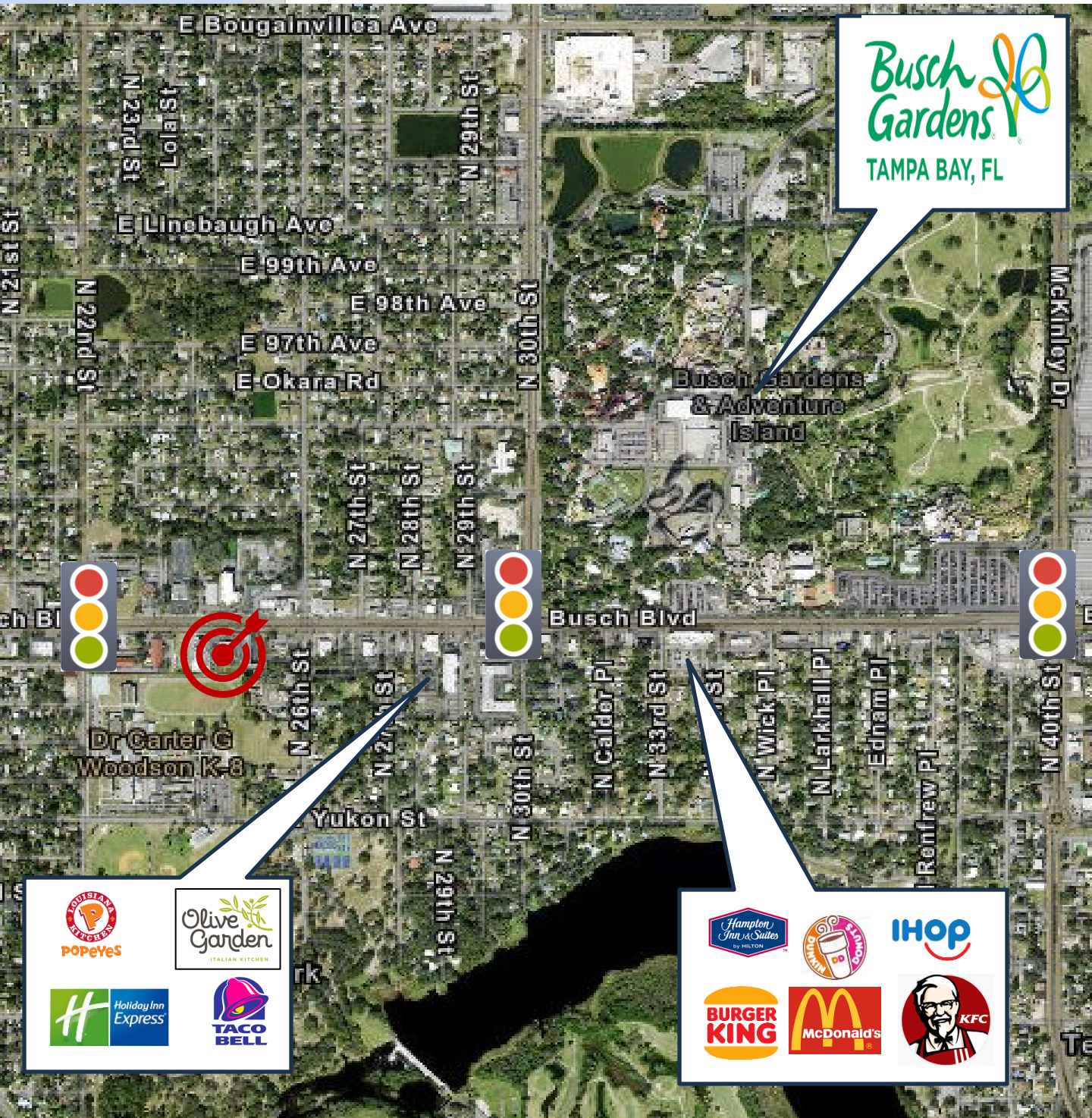
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RETAILER MAP



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PHOTOS



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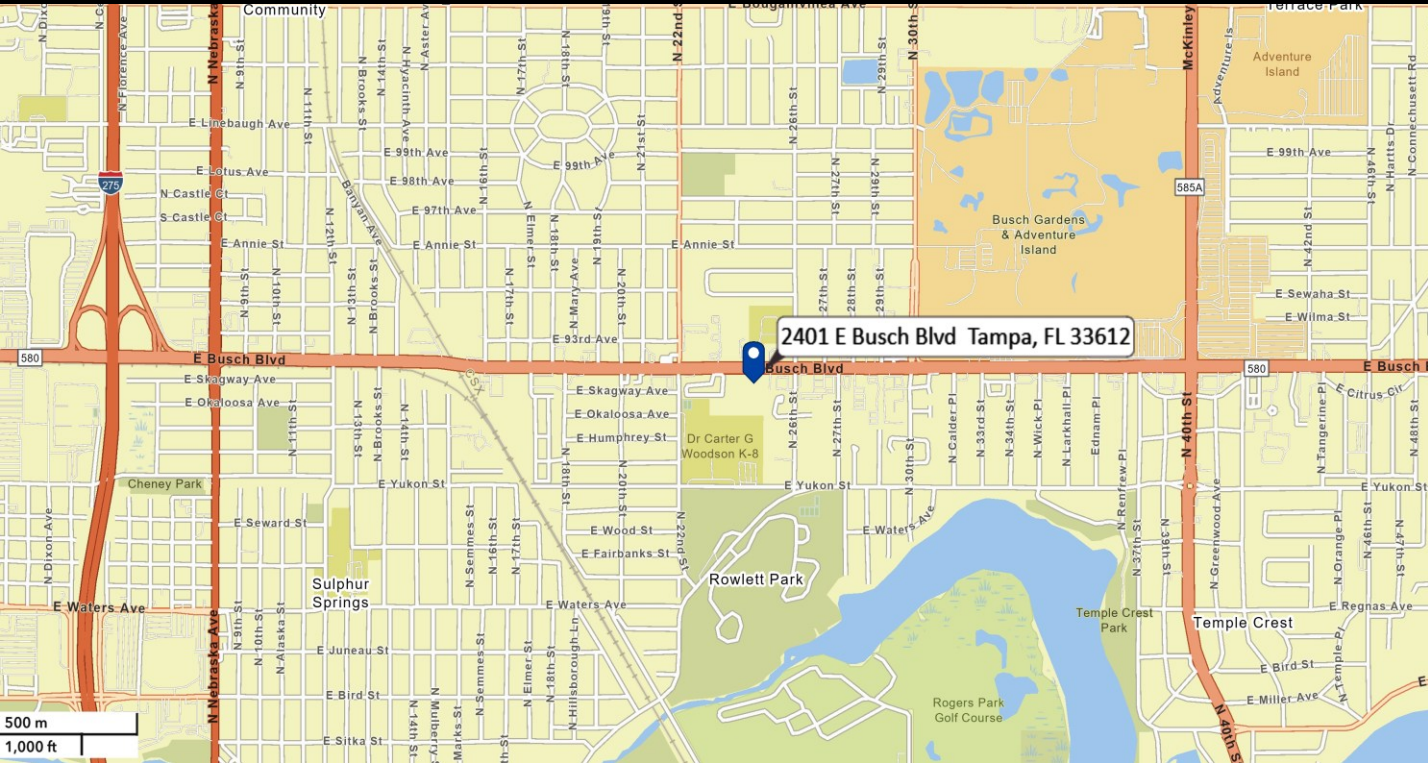
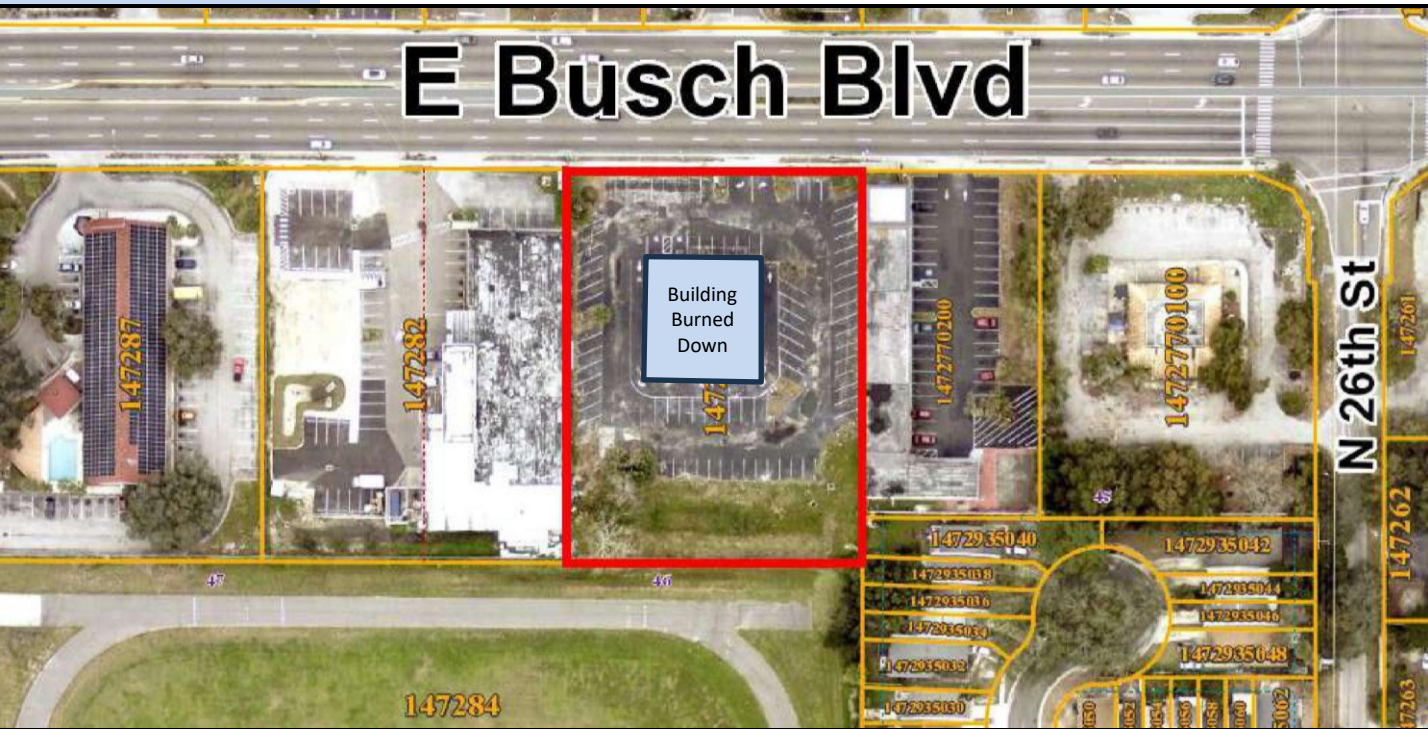
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AERIAL AND AREA MAP



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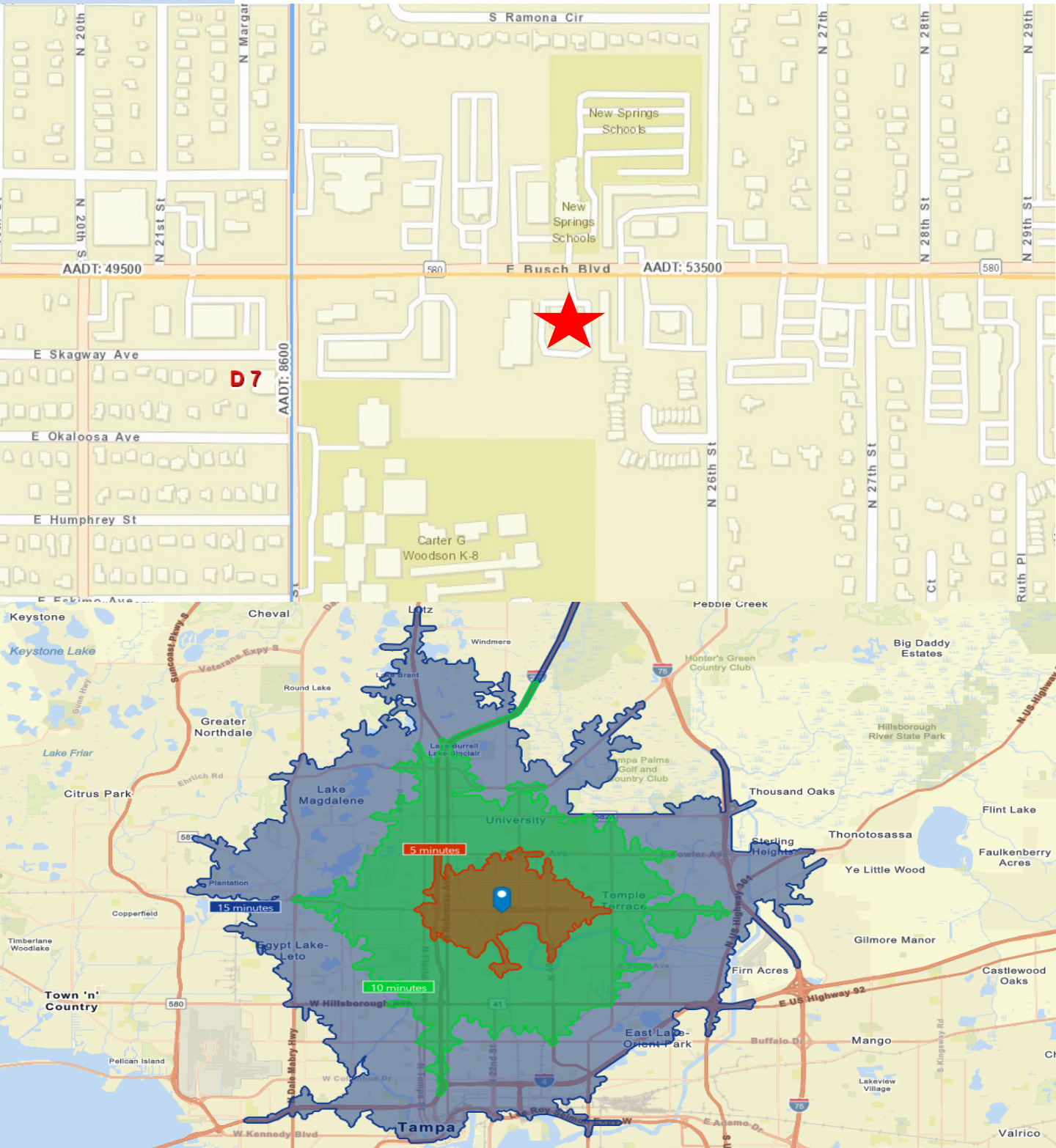
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TRAFFIC COUNT AND DRIVE TIME MAP



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DEMOGRAPHICS



DEMOGRAPHIC SUMMARY

2401 E Busch Blvd, Tampa, Florida, 33612 3

Drive time of 15 minutes

KEY FACTS

388,664

Population



155,653

Households

34.8

Median Age

\$46,675

Median Disposable Income

EDUCATION

12.8%

No High School Diploma



29.3%

High School Graduate



25.6%

Some College/ Associate's Degree



32.4%

Bachelor's/Grad/ Prof Degree

INCOME



\$54,343

Median Household Income



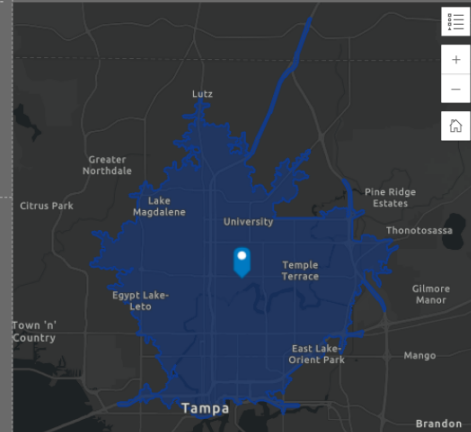
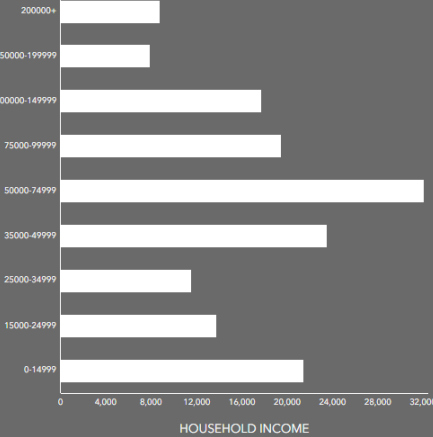
\$31,514

Per Capita Income



\$44,233

Median Net Worth



EMPLOYMENT



61.9%

White Collar



20.8%

Blue Collar



20.6%

Services

4.7%

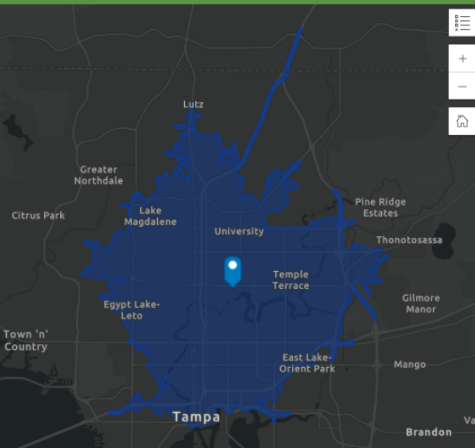
Unemployment Rate

Source: This infographic contains data provided by Esri (2024, 2029). © 2025 Esri

DEMOGRAPHIC PROFILE

2401 E Busch Blvd, Tampa, Florida, 33612 3

Drive time of 15 minutes



EDUCATION

12.8%

No High School Diploma



29.3%

High School Graduate



25.6%

Some College/ Associate's Degree



32.4%

Bachelor's/Grad/ Prof Degree

EMPLOYMENT



58.6%

White Collar



20.8%

Blue Collar



20.6%

Services

4.7%

Unemployment Rate

INCOME



\$54,343

Median Household Income



\$31,514

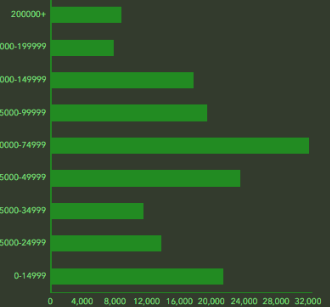
Per Capita Income



\$44,233

Median Net Worth

HOUSEHOLD INCOME (\$)



KEY FACTS

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Population

34.8

Median Age

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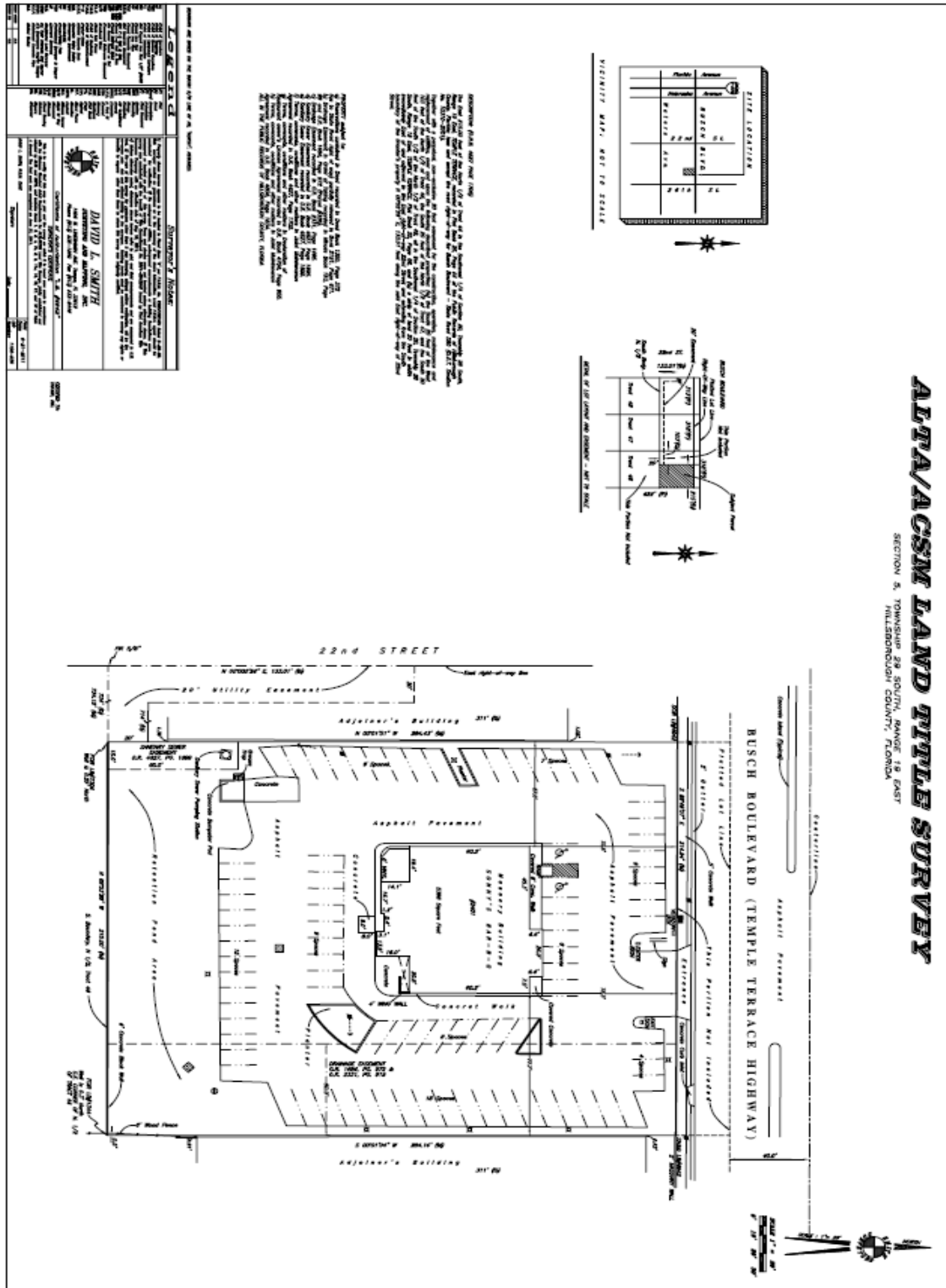
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SURVEY (SUBJECT TO VERIFICATION)



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