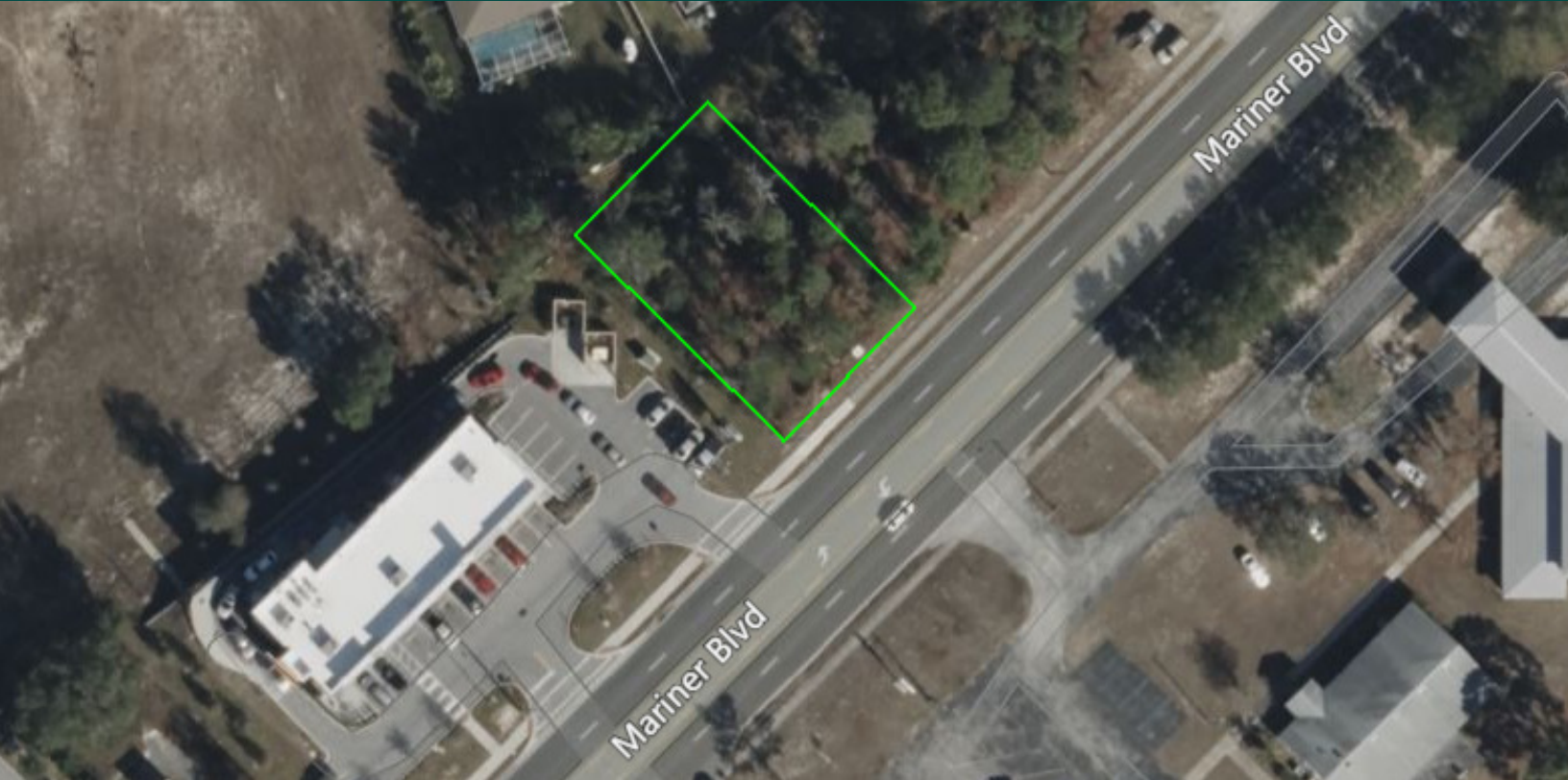


# FOR SALE \$200,000

## Development Land Office or Retail in Spring Hill



## 4293 Mariner Blvd | Spring Hill, FL 34609

This 0.23± acre commercial site offers an excellent opportunity for professional office or retail development in a highly visible, high-traffic location. Positioned along Mariner Boulevard, the property benefits from strong frontage, easy access, and proximity to established neighboring businesses. Its manageable size, exposure, and accessibility make it well suited for a variety of commercial uses seeking convenience, visibility, and long-term value.

Positioned just north of Northcliffe Boulevard on the west side of Mariner Boulevard, this site offers strong frontage and visibility along a well-traveled commercial corridor. Located next to AT&T, the property benefits from established neighboring businesses, consistent traffic flow, and convenient access points. Its prominent placement and accessibility make it a compelling location for future commercial development seeking exposure, ease of access, and proximity to everyday services.

- 0.23± acre commercial site
- Ideal for professional office or retail use
- Strong visibility along Mariner Boulevard
- Easy access for customers and traffic flow
- Surrounded by established neighboring businesses

**BERKSHIRE  
HATHAWAY**  
HOMESERVICES

FLORIDA  
PROPERTIES  
GROUP

COMMERCIAL DIVISION



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