

# CENTURY 21 COMMERCIAL®

LIST with BEGGINS

PURCHASE PRICE:

## \$1,250,000.00

Land Size: 45,000.00 Sq. Ft.

1.03± acres (45,000 SF) of contiguous Industrial-General (IG) land in Port Tampa (33616). Comprised of 9 parcels, this cleared site offers immediate usability with minor improvements that can be easily removed. Located one block south of Commerce Blvd with quick access to Dale Mabry Hwy, I-275, and Gandy Blvd (±3 miles), providing strong connectivity to Tampa, St. Pete, and both major airports. Ideal for outside storage, contractor yard, or light industrial use. Utilities believed available (buyer to verify). Flood zone AE—development may require elevation.



## HOADLEY

7321 S Hoadley  
Tampa, FL 33616

Contact:

**JOE BROWN**  
Commercial Specialist  
**8135038549**

License: SL 3451679

JoeBrown@c21be.com

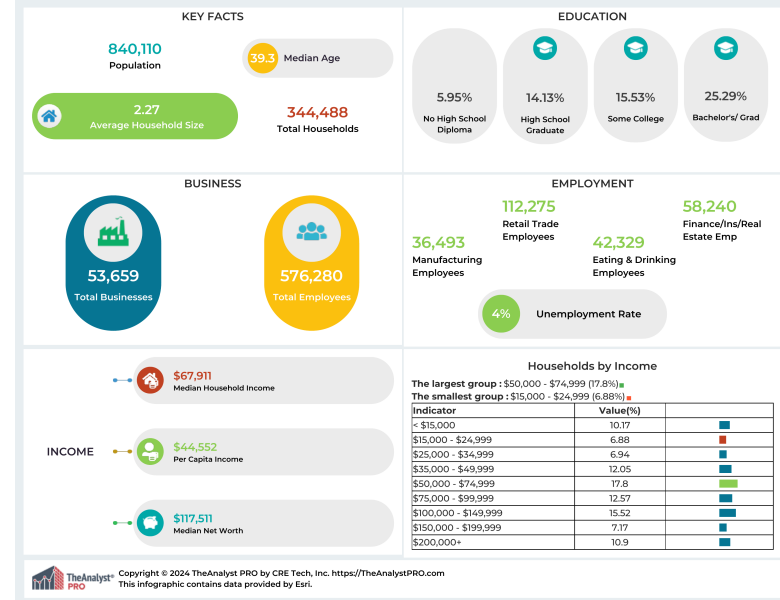
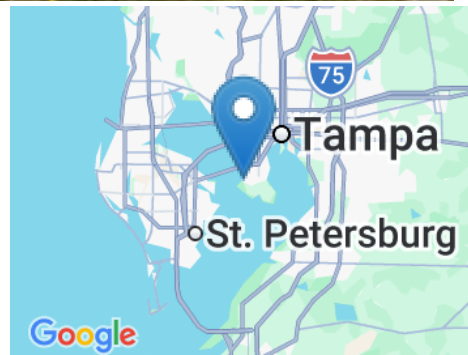
PROPERTY FOR SALE

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