

University Townhomes



UNIVERSITY TOWNHOMES

UNIVERSITY PKWY, SARASOTA, FL 34234

Eshenbaugh
LAND COMPANY

The Dirt Dog

www.thedirtdog.com



Property Description

PROPERTY DESCRIPTION

A 2.33 acre corner, zoned RMF-2 in the City of Sarasota and is in a Qualified Census Tract and an Opportunity Zone. Seller is carrying an 18 unit townhome plan through City permitting and will deliver permits at closing. University Parkway is the sole access road to SRQ and the region's primary east west arterial running from US 41 to Interstate 75. The airport closed 2025 with a record 4.5 million passengers following \$200 million in terminal investment. Ringling College, New College, USF, and The Ringling Museum sit west along the North Trail, with downtown Sarasota five miles south and St Armands Circle and Lido Key a short drive west. Airport, hospitality and institutional employment sits within a mile and the corridor has almost no new attached product at this scale.

LOCATION DESCRIPTION

The site holds the northwest corner of University Parkway and Old Bradenton Road in the City of Sarasota. It sits directly across Sarasota Bradenton International Airport runway and the Sarasota Kennel Club, a half mile east of US 41 and roughly a mile west of US 301. University Parkway is the region's primary east west arterial and runs from US 41 to Interstate 75 about six miles east and feeds Nathan Benderson Park, The Mall at University Town Center and Lakewood Ranch.

MUNICIPALITY

City of Sarasota

PROPERTY SIZE

2.34 Acres

ZONING

RMF-2

FUTURE LAND USE

Community Commercial

PRICE

\$1,000,000

BROKER CONTACT INFO

Josh Streitmatter

Advisor

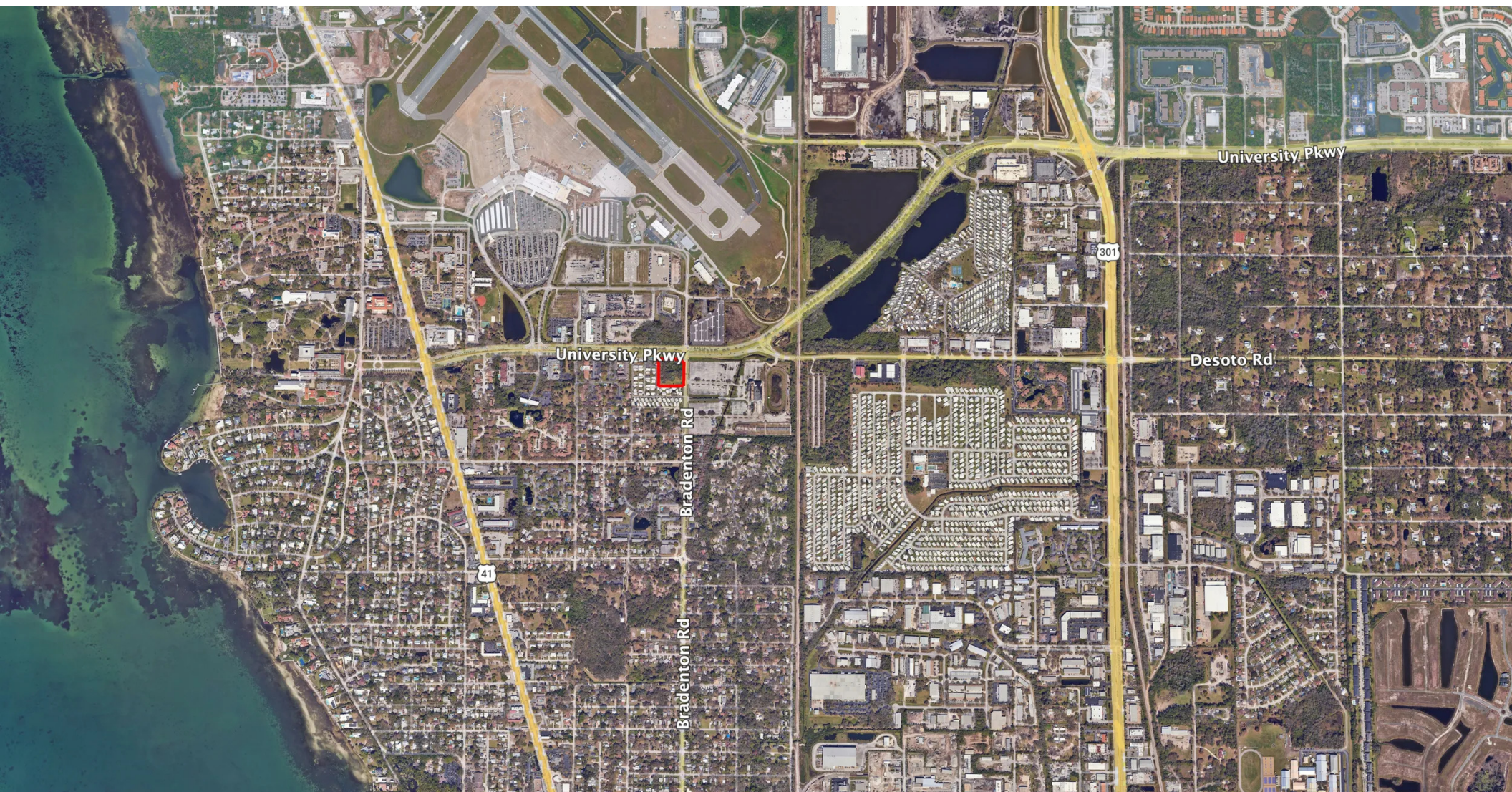
813.287.8787 x113

josh@thedirt dog.com

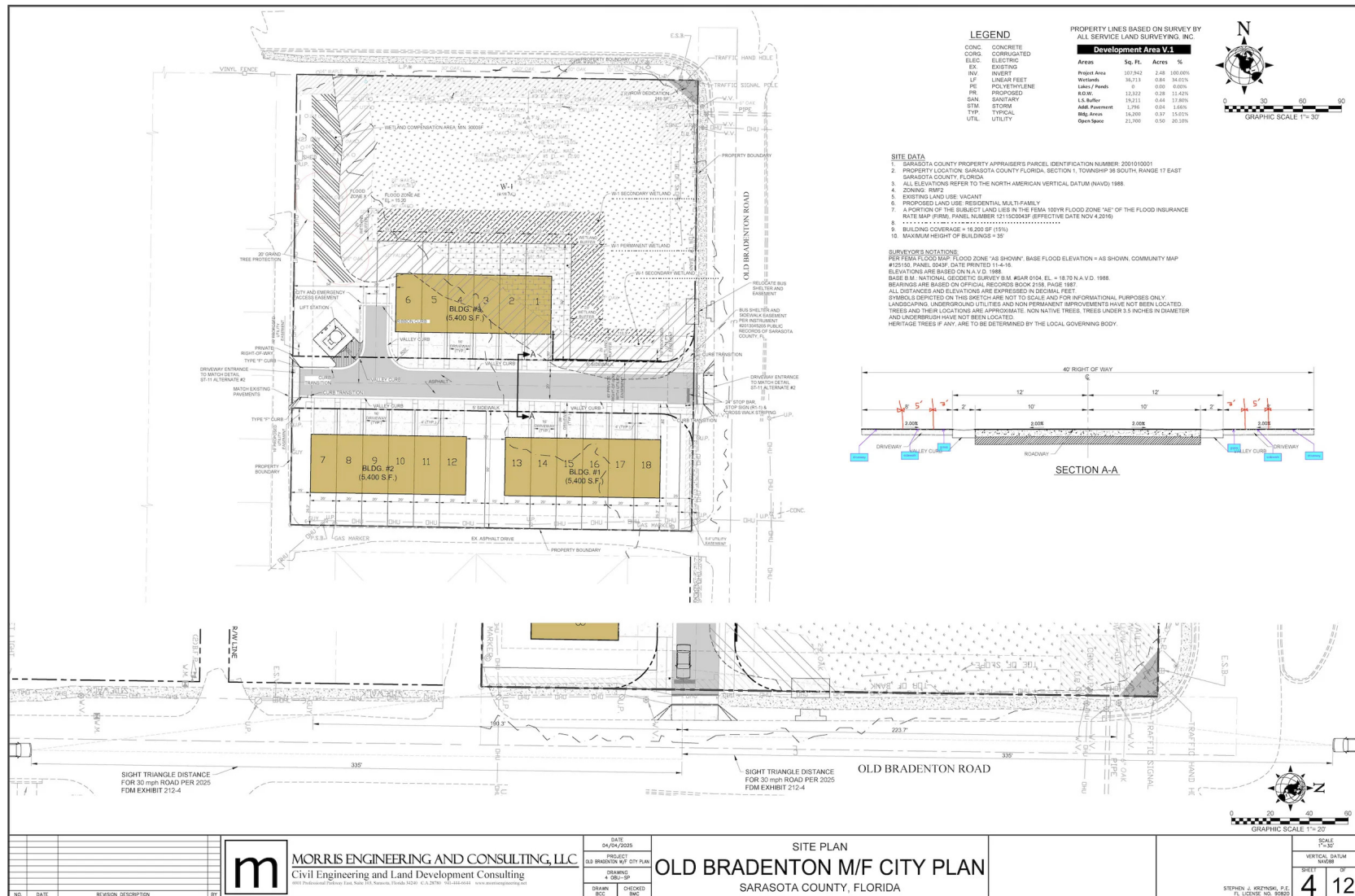
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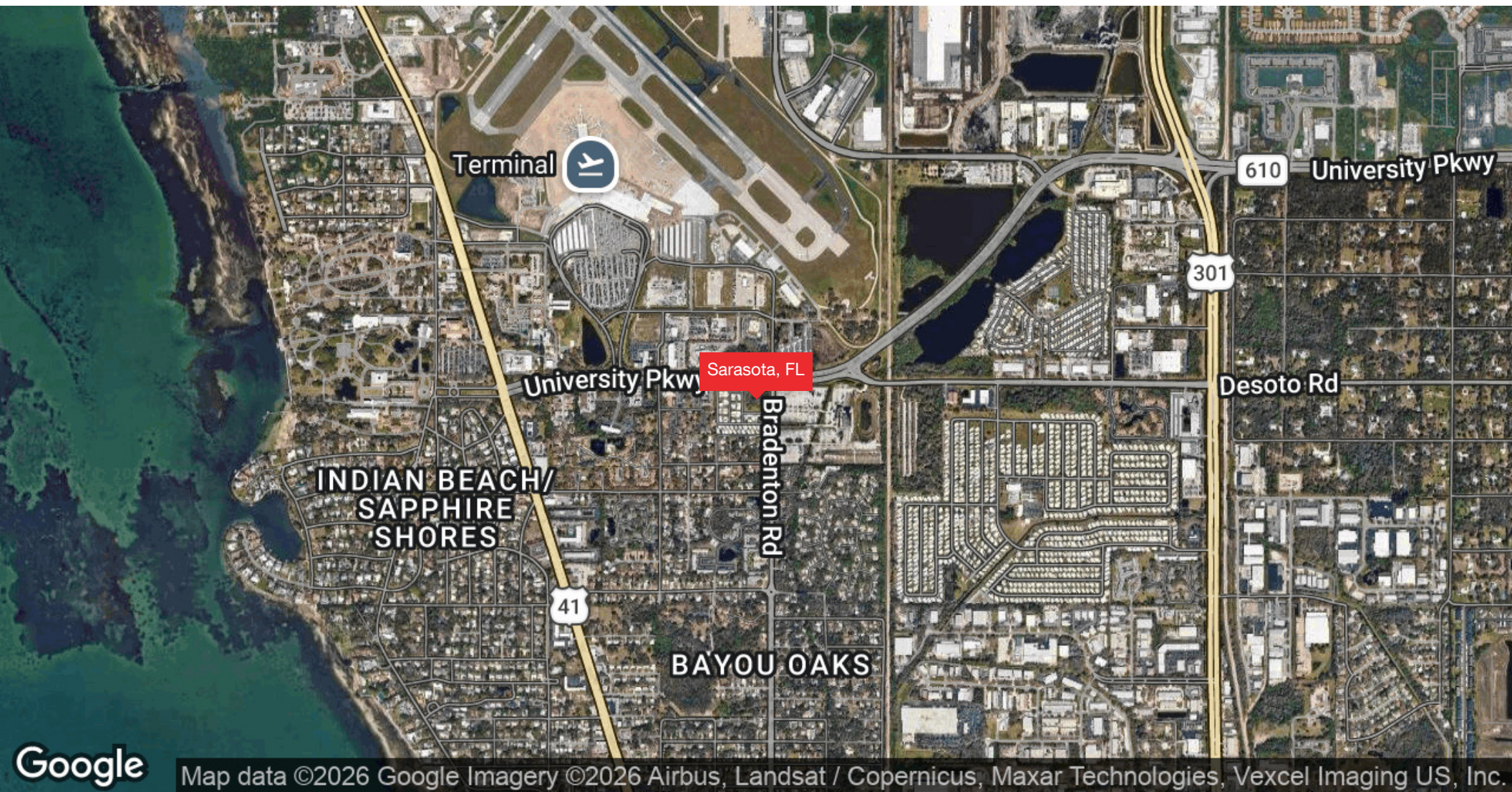
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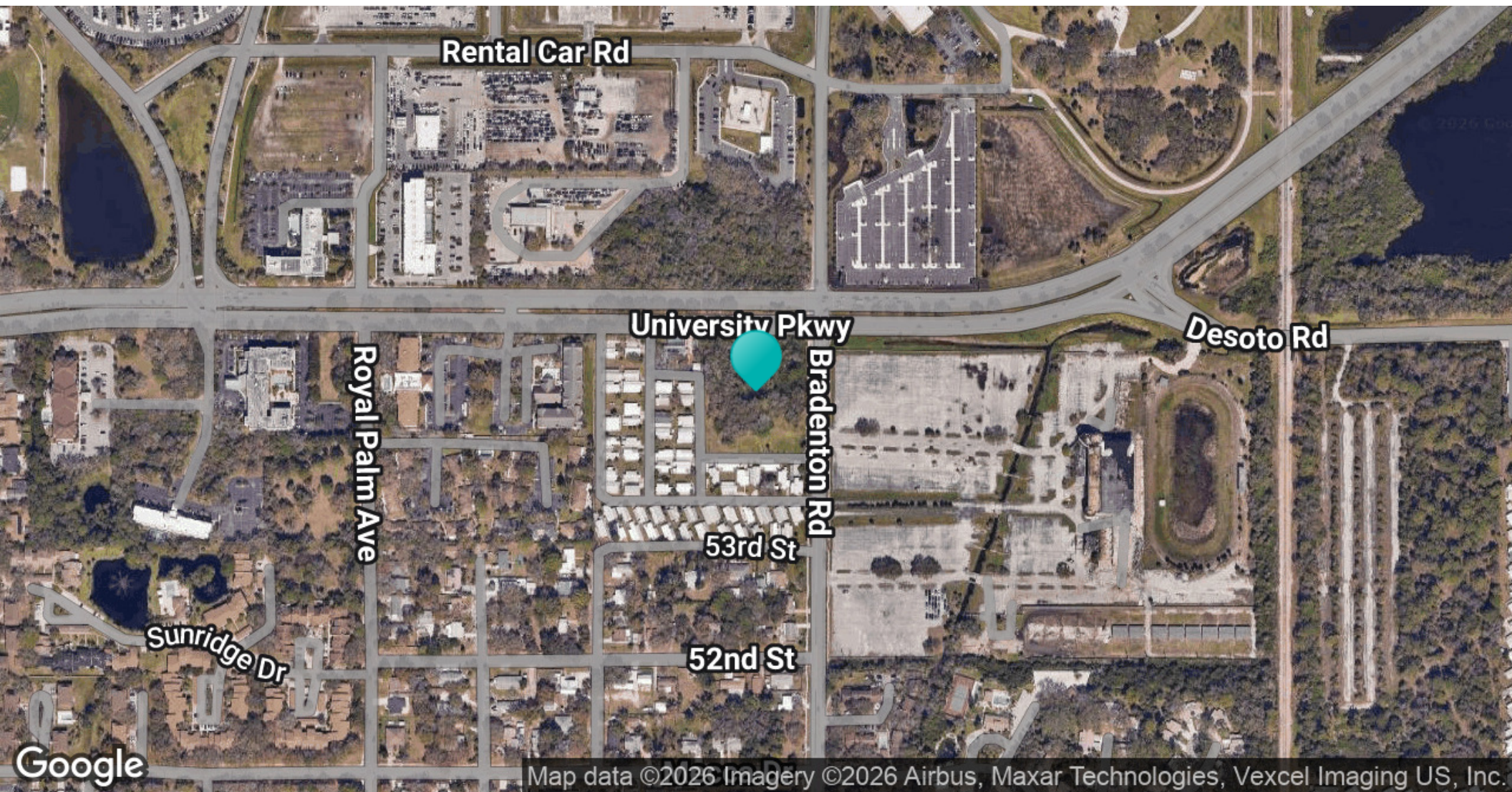
Site Plans



Regional Map



Location Map



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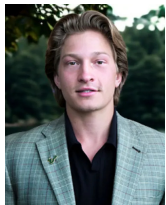
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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Eshenbaugh Land Company, LLC in compliance with all applicable fair housing and equal opportunity laws.

Eshenbaugh Land Company is a licensed real estate brokerage firm in Florida and William A. Eshenbaugh is the broker of record.



Your Advisors



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Questions | Give us a call or drop us an email



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