

SALE CORNER RETAIL

2501 Paul Buchman Hwy.

(Wheeler St.)

Plant City, FL 33565

BUILDING AND LAND:

5,000± sf on 2± Acres

SALE PRICE

\$750,000⁰⁰



PROPERTY DESCRIPTION: Large corner property with a 5,000 square foot building with a very large parking lot. Building is concrete block construction with brick overlay. Posts are in place for signage.

ZONED: C-1A, Plant City. Former use was a restaurant.

FOLIO #: 2033970000

TRAFFIC COUNTS: 104,000 AADT (2013) on I-4 at this interchange
13,000 AADT (2013) on Paul Buchman/Wheeler

LOCATION: Property is located .1 mile north of the I-4 interchange at the corner of Paul Buchman Hwy. (SR 39) and Monroe St in Plant City, FL



2013 DEMOGRAPHICS

	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Population	3,760	31,196	56,721
Avg. HH Income	\$53,001	\$52,369	\$59,304
Daytime Businesses	174	1,718	3,181
Daytime Employees	827	9,589	18,948



LIGHTLE BECKNER ROBISON

INCORPORATED

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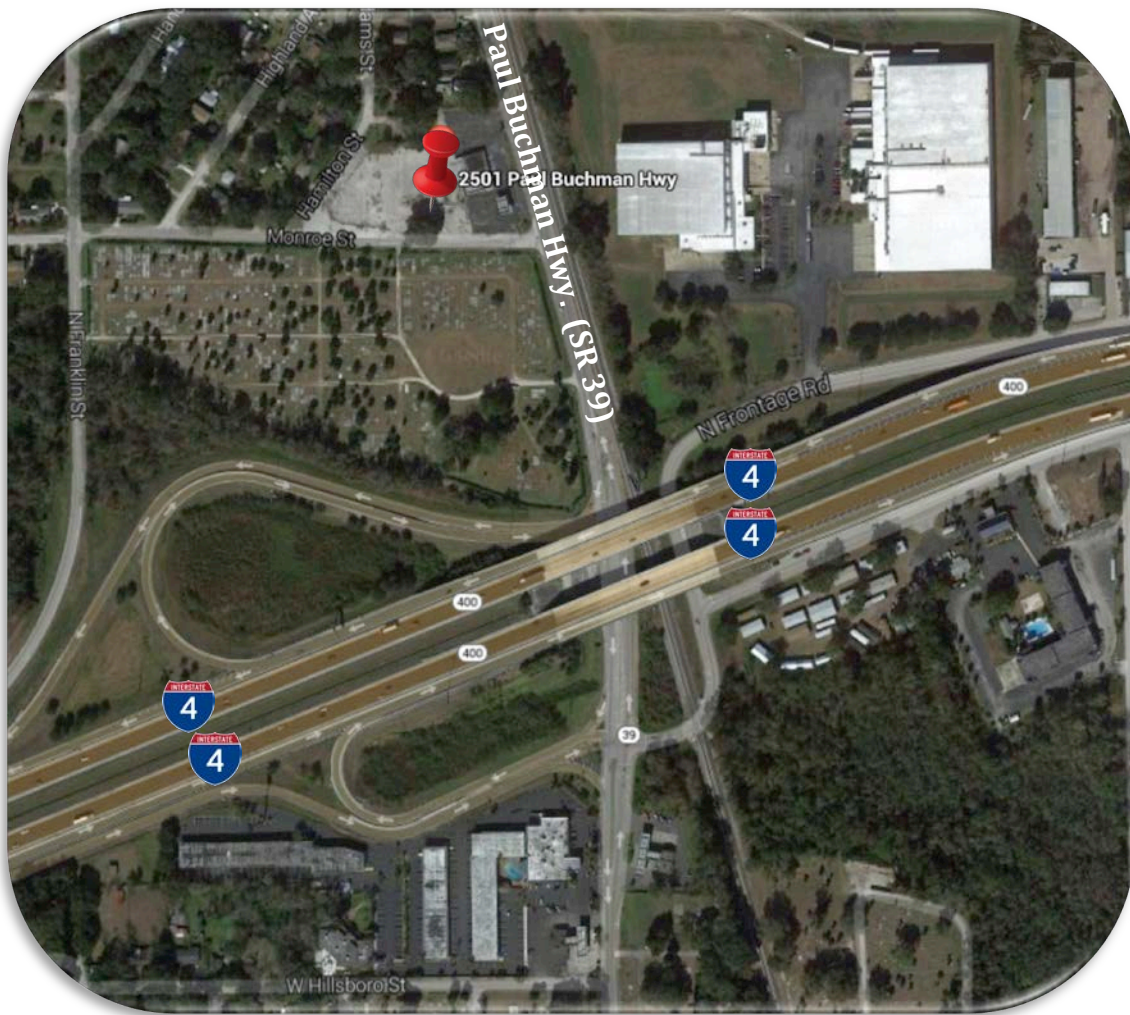
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MAP of 2501 Paul Buchman Hwy., (Wheeler St.) Plant City, FL 33565



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