

**Vacant Lot  
FOR SALE**



**Also  
Available**

## **FRONTAGE ON SR52 IN HUDSON FL**

### **PROPERTY HIGHLIGHTS**

- Vacant parcel on State Road 52 in Hudson, FL;
- .30 acre buildable commercial lot;
- Private working lift station on site;
- Utility services: Electricity, County water/sewer;
- Located 3 miles east of Little Road, 4.3 miles west of the Suncoast Parkway;
- 80 feet of frontage on State Road 52;
- Adjacent parcel also available;
- Zoning: General Commercial District;
- Up to 24,000 ADTV on SR52.

**Offered at: \$69,900**

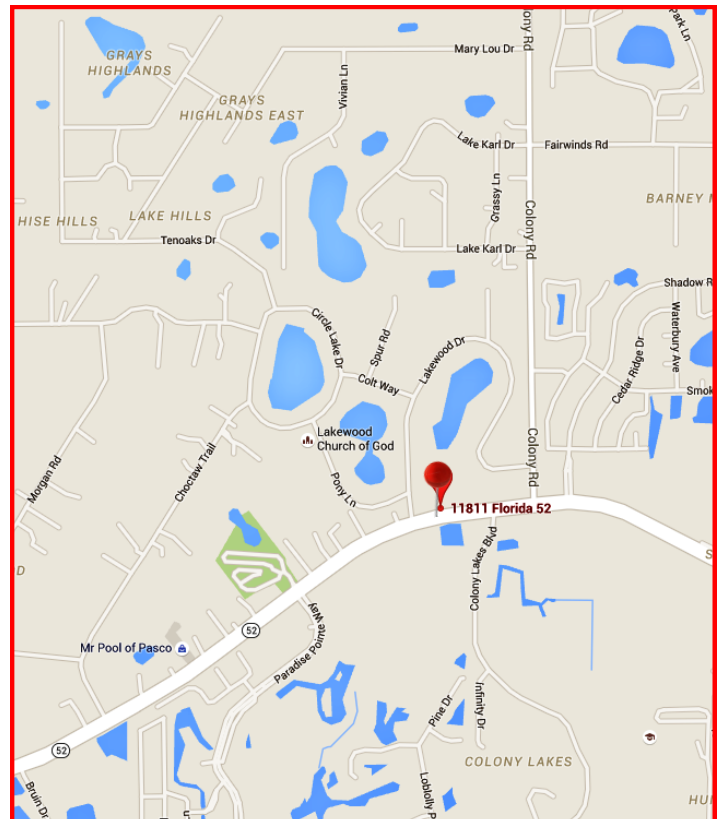
**FOR INFORMATION, CONTACT:**

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Office: (727) 849-2424



**6328 US HWY 19, NEW PORT RICHEY, FL 34652 (727) 849-2424 WWW.FIGREY.COM**



# 11811 STATE ROAD 52, HUDSON, FL 34669



## DEMOGRAPHICS

<u>Radius</u>	<u>1-Mile</u>	<u>3-Mile</u>	<u>5-Mile</u>
Population:	4,596	23,449	78,262
Households:	1,958	9,585	32,817
Avg HH Inc:	\$52,895	\$51,741	\$51,023

## PROPERTY STATISTICS

Proposed Use:	Commercial/Retail	Zoning:	C-2
Dimensions:	80'x161' approx.	Size:	.30 Acres
Traffic Count:	18,800-24,000 on SR52	Taxes:	\$300.62

*Serving Florida for over 90 years!*

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