

5305 GULF DR, NEW PORT RICHEY, FL 34652



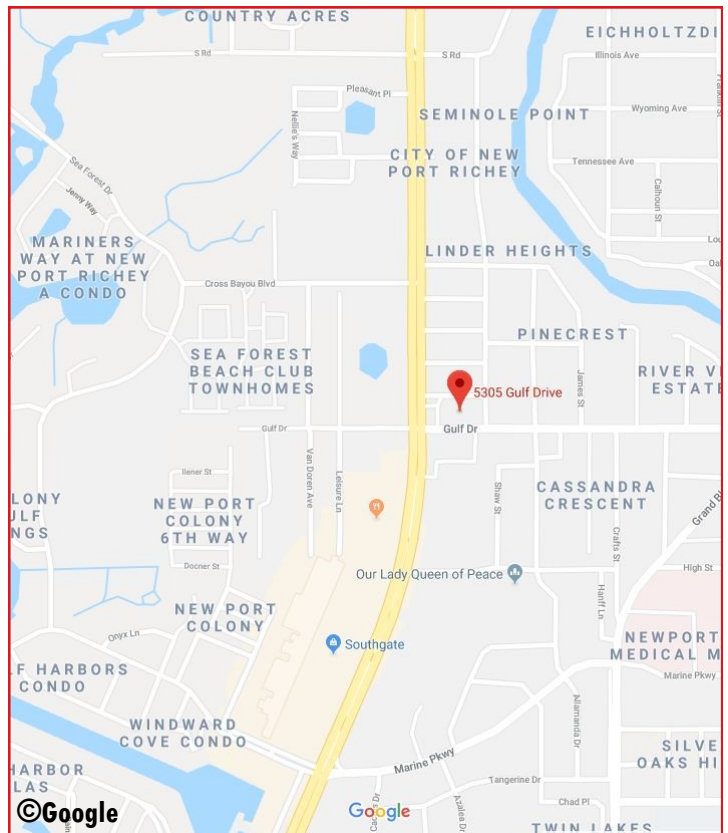
Medical/Professional Office Building

Offered at: \$595,000

Location: Gulf Drive just off US Highway 19 in New Port Richey

Property Highlights:

- 5,568 SqFt
- 150' of frontage on Gulf Drive
- Near traffic light with access to US Hwy 19
- High visibility and accessibility
- On-site Parking
- Less than 1 block from US Hwy 19
- Prominent Signage



FOR INFORMATION, CONTACT:

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5305 GULF DR, NEW PORT RICHEY, FL 34652



5305 Gulf Drive - \$595,000

PROPERTY STATISTICS

<u>Building</u>		<u>Site</u>	
Size	5,598 SF	Site Size	0.34 acres
Year Built	1991	Zoning	C
Materials	Brick	Taxes (2017)	\$5,670

5317 Gulf Drive - \$95,000

PROPERTY STATISTICS

<u>Building</u>		<u>Site</u>	
Size	1,332 SF	Site Size	0.23 Acres
Year Built	1960	Zoning	C
Materials	Concrete/Block	Taxes (2017)	\$1,425

Demographics

<u>Radius</u>	<u>1-Mile</u>	<u>3-Mile</u>	<u>5-Mile</u>
Population:	9,877	67,165	147,095
Households:	4,688	30,087	63,588
Average HH Income:	\$49,258	\$51,203	\$54,517
Traffic Counts:	7,000 AADT (FDOT)		

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Also Available

To be sold in conjunction with 5305 Gulf Drive

Offered at: **\$95,000**



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Property Highlights

1,332 sf

High visibility and accessibility

Less than 1 block from US Hwy 19

Can be used for retail, storage, office etc.