

For Sale: Multi-Family Development Site  
**SOUTH TAMPA TOWNHOUSE SITE**

3902 W. Elrod Ave., Tampa, FL 33616



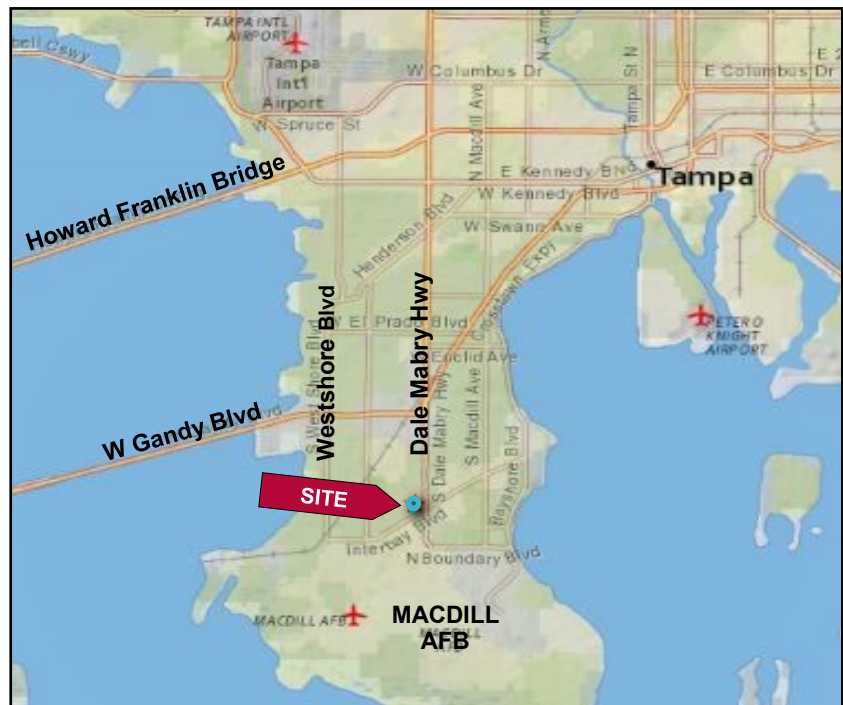
**Price Reduced**



**FEATURES**

- ❖ Excellent Development Opp. for Townhomes/ Multi-Family
- ❖ Previously approved 1987 PD for 20 townhomes
- ❖ Future Land Use for the East 1/2 of the property is R-35 and the West 1/2 R-20
- ❖ New PD application might allow up to 30 TH units
- ❖ Under the Future Land Use up to 45 multi-family units might be possible
- ❖ Single Family Res.: Estimated 8-12 lots
- ❖ Parcel ID: A-16-30-18-41X-000002-00012.0
- ❖ Size: 1.64 acres MOL (71,169 SF)
- ❖ Existing residence 3,362 SF, built in 2000
- ❖ **ASKING PRICE: \$1,275,000 (JUST REDUCED)**

**LOCATION MAP**



Elliott M. Ross, CCIM  
C: 727.639.3800  
elliott@rossrealtytampabay.com

ROSS REALTY GROUP, INC.  
50 Sandpiper Rd.  
Tampa, FL 33609

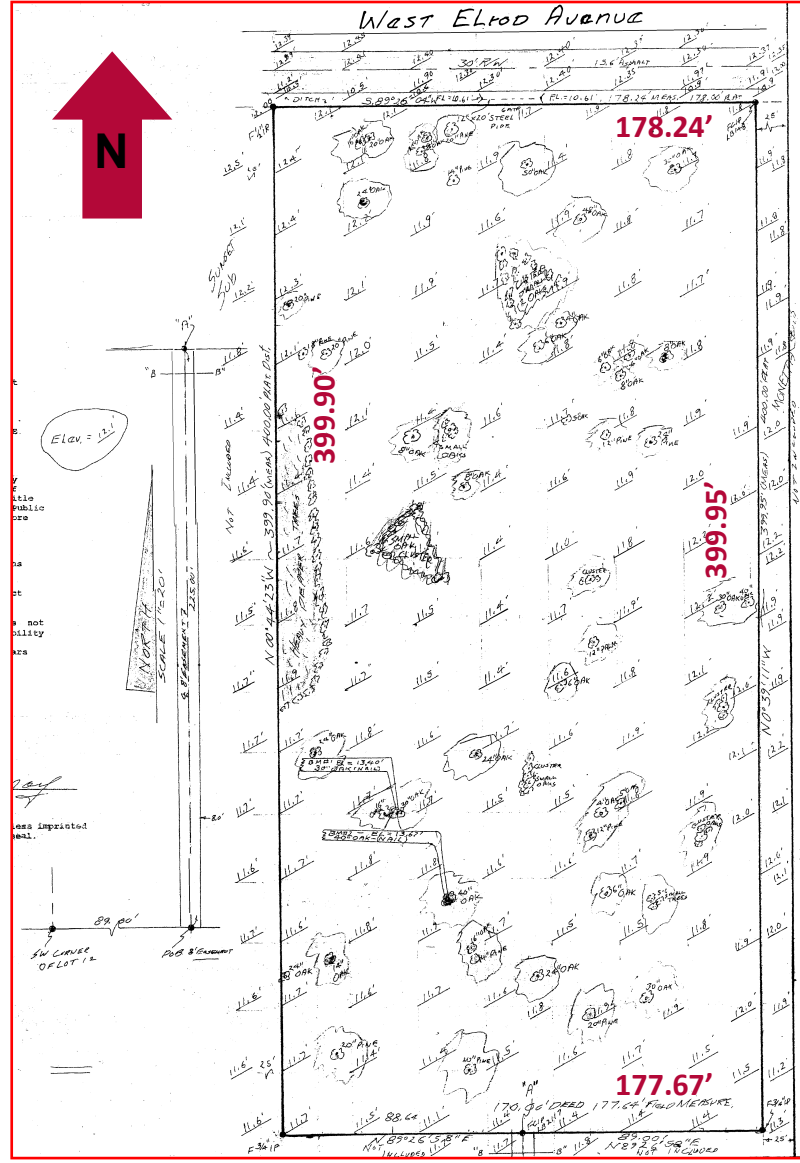
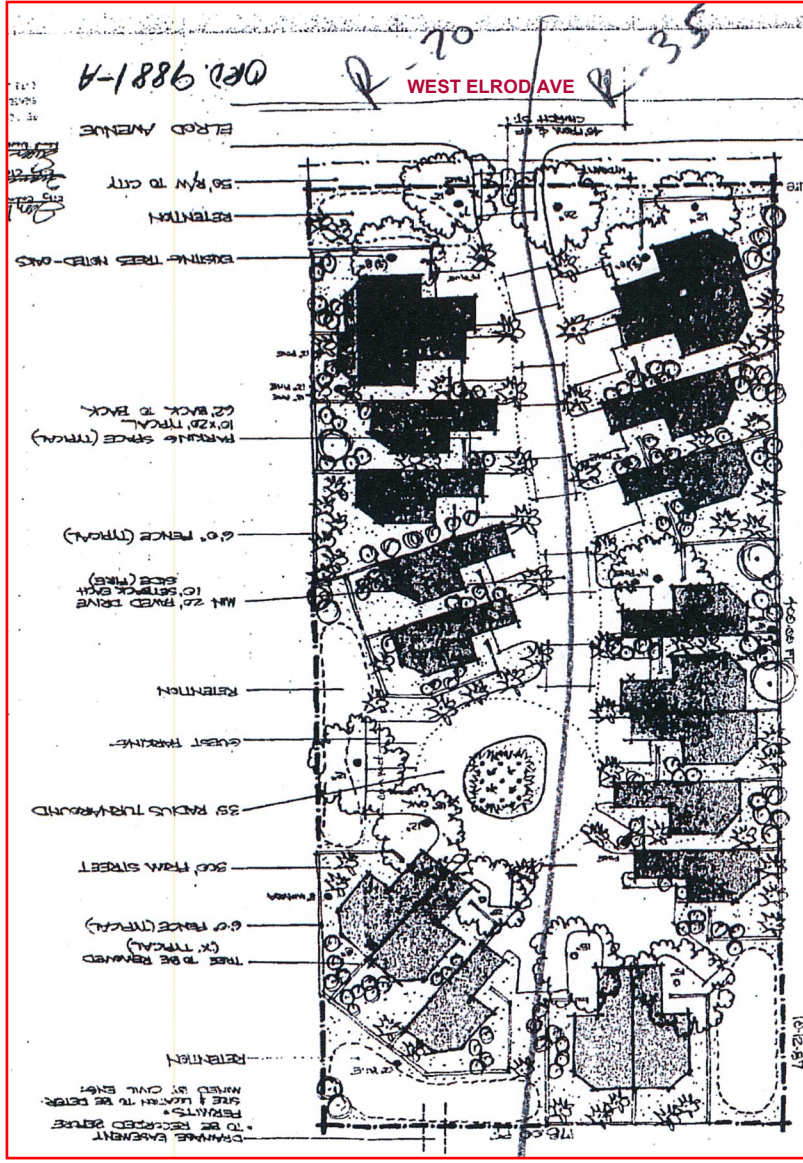


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## APPROVED PD SITE PLAN 20 TOWNHOMES

## SURVEY



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