

WAREHOUSE/OFFICE IN GULFPORT, FL

4919 Tangerine Ave S. , Gulfport, FL 33707



SALE PRICE:	\$325,000
LOT SIZE:	0.28 Acres
BUILDING SIZE:	6,671 SF
ZONING:	Auto Repair
MARKET:	St. Petersburg
SUB MARKET:	Gulfport
CROSS STREETS:	49th St. S

PROPERTY OVERVIEW

Amazing Warehouse and Office opportunity across from the iconic City of Gulfport Tangerine Greenway! This clean 6,671 sq. ft. Warehouse/Office is currently used as an Auto Body Repair Shop. Property includes two buildings built in 1964. The warehouse space is approximately 5,429 sq. ft. and the office space is approximately 1,242 sq. feet. This location has prime exposure to many events that take place in the neighboring park, including one of the largest car shows in the area and the famous Gulfport Blues Festival.

PROPERTY FEATURES

- Features:
- -6,671 Total Sq. Ft.
- -Large connected office space.
- -2 Bathrooms.
- -10 parking spots.
- -Attached semi-downdraft spray paint booth.
- -Other Auto Repair Equipment available for separate sale.

KW COMMERCIAL

5020 W Linebaugh Ave, Ste. 100
Tampa, FL 33624

COACH COOK

Agent
727.432.8068
coach@coachcookteam.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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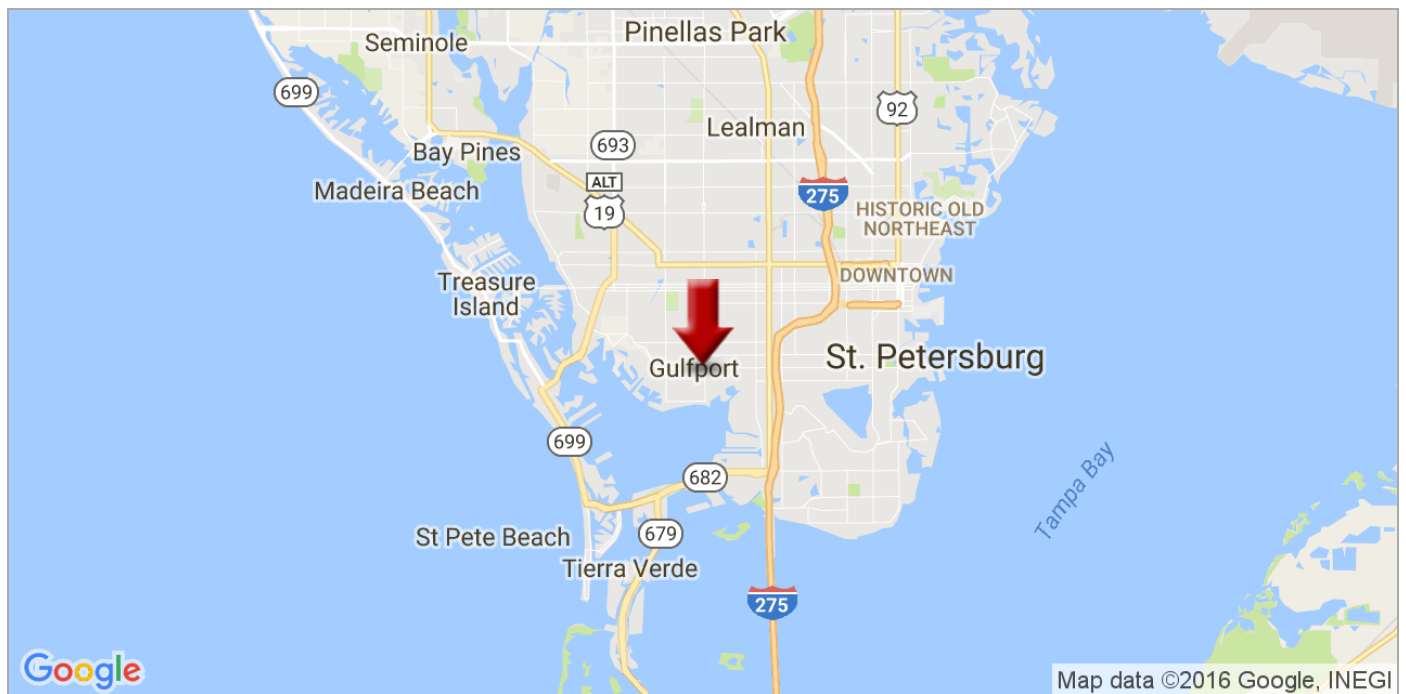
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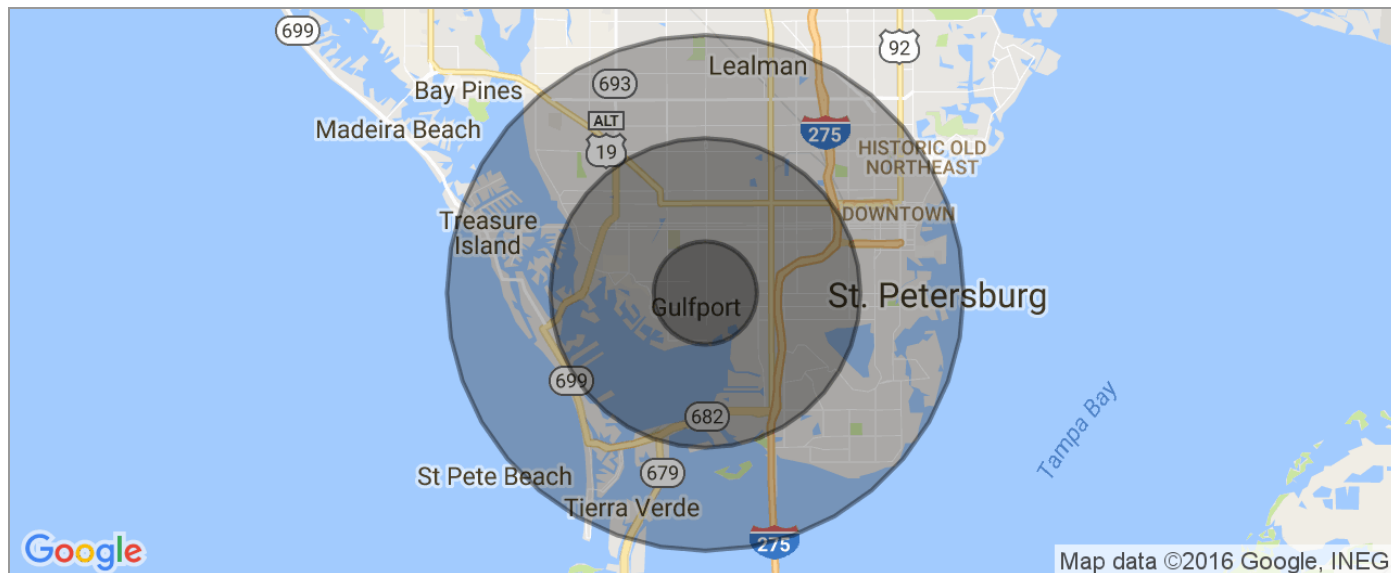
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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	13,402	93,853	226,995
MEDIAN AGE	37.3	42.2	42.9
MEDIAN AGE (MALE)	34.6	40.1	41.2
MEDIAN AGE (FEMALE)	39.5	43.8	44.2
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	5,368	39,590	98,864
# OF PERSONS PER HH	2.5	2.4	2.3
AVERAGE HH INCOME	\$48,191	\$57,361	\$56,149
AVERAGE HOUSE VALUE	\$189,230	\$206,554	\$224,074
RACE	1 MILE	3 MILES	5 MILES
% WHITE	49.9%	62.1%	67.1%
% BLACK	43.9%	32.1%	26.3%
% ASIAN	1.0%	2.2%	3.4%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.3%	0.1%	0.2%
% OTHER	1.2%	1.3%	1.1%
ETHNICITY	1 MILE	3 MILES	5 MILES
% HISPANIC	5.2%	5.7%	5.3%

* Demographic data derived from 2010 US Census

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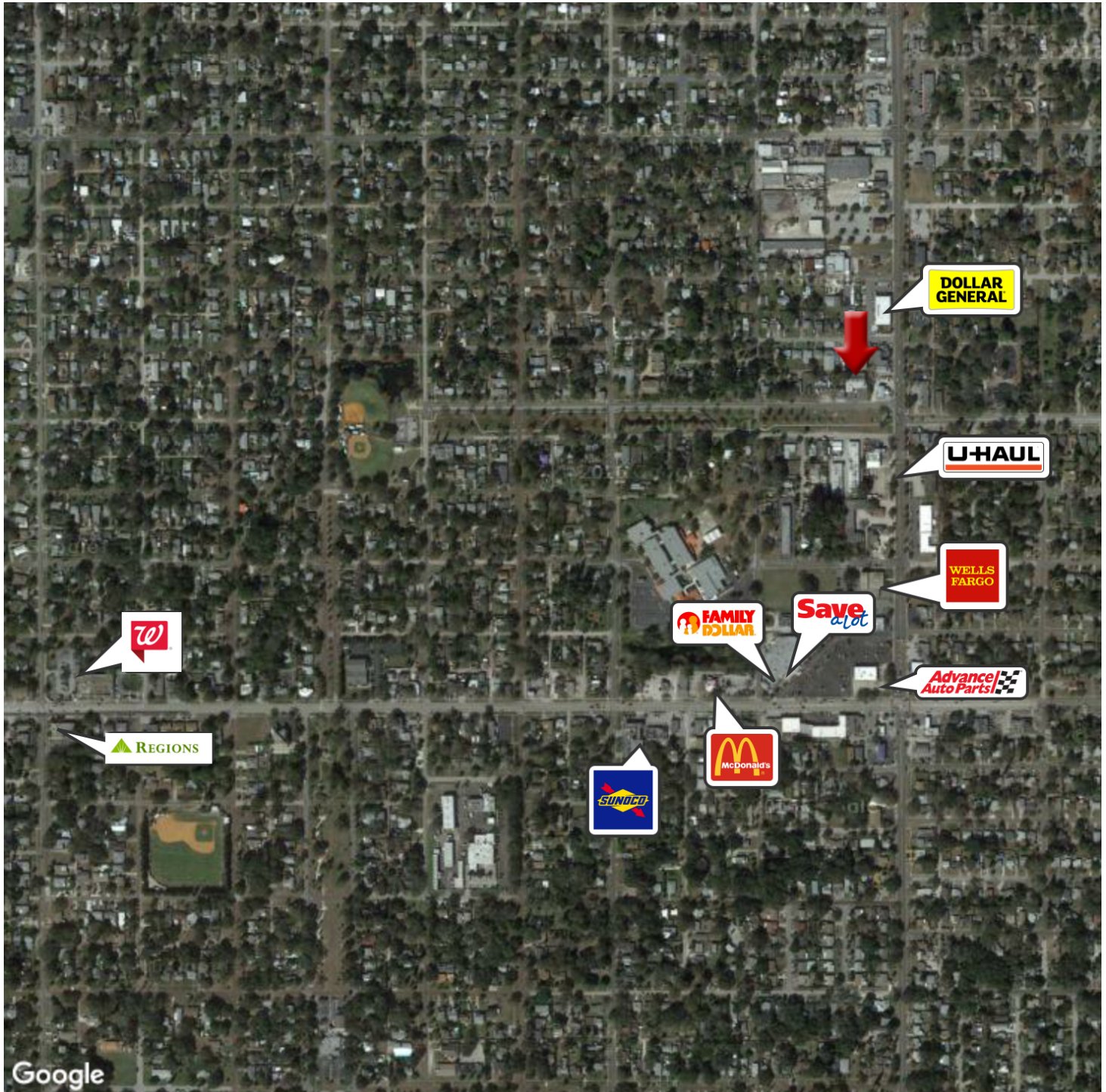
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