

## 1601 S KINGSWAY RD, SEFFNER FL 33584 HILLSBOROUGH COUNTY



Signalized intersection - 4.47 Acre Development site

Located at the SW corner of Dr Martin Luther King Blvd and Kingsway Rd. A seldom used railway line runs in front of the property along Dr Martin Luther King Blvd.

- **Excellent visibility from MLK and Kingsway**
- Road widening on MLK nd new commercial activity
- Traffic: MLK 18,100 Kingsway 12,700 cars/per day
- **Price: \$795,000**
- **Commercial Zoning (Comm. General + Institutional Prof).**
- Seller may sell the CG and IP parcels separately
- Motivated Seller—present all offers

	FOLIO:	ACREAGE:	ZONED	
	0638360000	2.28	CG	
	0662830000	1.93	IP	
	0662830100	.28	IP	
	Total	4 47Ac		

Currently owner occupied. Seller has his offices on site. Also leases out 2 buildings. This

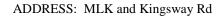
## **TAMPA COMMERCIAL Real Estate**

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www.TampaCommercialRealestate.com

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Fax







## **Steven Silverman, MBA. CCIM.** email: Steven@TampaCommercialRealestate.com

Subject Site is directly across from the US Post Office which is located at the NW corner of MLK and Kingsway Rd

The Seller currently operates his septic servicing business at the property. In addition, there are several tenants providing income of approx \$4,000 per month. All leases are on a month to month basis. Sellers business is also for sale

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