

FOR SALE

NEW DEVELOPMENT OPPORTUNITY

3902 W. Elrod Ave., Tampa, FL 33616



\$2,890,000

PROPERTY FEATURES

- Excellent Development Opp. for Townhomes/ Multi-Family
- Previously Approved in 2021 and 1987 for 20 Townhomes
- Future Land Use for the East 1/2 of the property is R-35 and the West 1/2 R-20
- 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: \$2,890,000



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Development opportunity in South Tampa Near MacDill Air Force Base! Planning and Development approval secured in 2021, awaiting permits for a 20-unit villa-style townhome project, featuring 2 units per building. Future land use indicates the potential for up to 45 multifamily units. Presently, a rental home occupies the property on a month-to-month lease. Please respect tenant privacy - drive by only, refrain from walking around the premises, and avoid disturbing occupants. This 1.64-acre parcel presents a rare opportunity in South Tampa, boasting proximity to schools, retail outlets, dining establishments, Bayshore, medical facilities, and more.

