



Development Opportunity

- Two building pads available on heavily traveled US Hwy 441 (NW 13th St). Nearby retailers include Walmart, Advance Auto Parts, Sherwin Williams, Dollar Tree, Dunkin Donuts, Mavis Tires, Murphy USA and ModWash.
- Stormwater management and internal access roads already in place.
- Permitted uses consistent with BUS (General Business District) zoning include eating places, outdoor café, veterinary services, hardware store, paint, glass, wallpaper stores, nursery/lawn & garden supply, auto supply, home furnishings, retail, finance, banking, insurance, health services, places of religious assembly, mini-warehouse/self-storage facility.



±4.85 acres



Sale price: \$1,200,000



Zoning: PD



Parcel ID: 06014-304-000

Get more information

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Aerial map

6520 NW 13th Street
Gainesville, FL



441

Subject
property
± 4.85 ac

AERSI
EVERYTHING TOYOTA AND LEXUS

amazon
Delivery
station

NW 13th Street AADT: 29,000

NW 22nd Street AADT: 17,500

SHERWIN
WILLIAMS

Advance
Auto Parts

DOLLAR TREE

DUNKIN'

MAVIS
DISCOUNT
TIRE

Walmart
SUBWAY

China Express

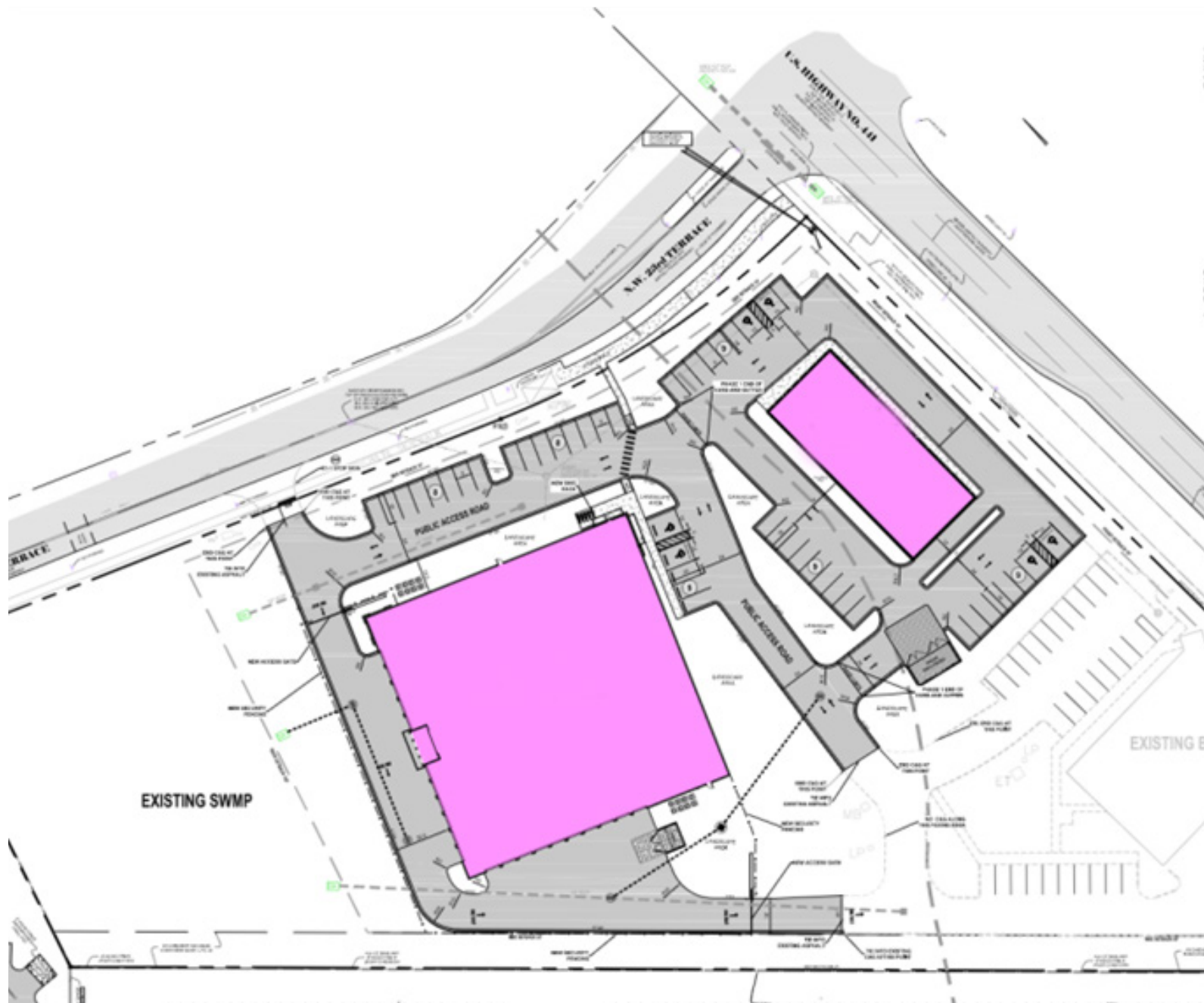
COSMO
PROF

GLASS
FACTORY

ALACHUA COUNTY
FIRE RESCUE

Site plan

6520 NW 13th Street
Gainesville, FL



* Maximum building area: 90,000 SF

**If you would like to discuss this further,
please get in touch.**

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