

# SALE

## NOHO DISTRICT-WINDJAMMER ASSEMBLAGE

202 N Oregon Ave Tampa, FL 33606



### PROPERTY DESCRIPTION

Located in the NOHO district with the ability to service all surrounding areas including South Tampa, Bayshore, Davis Island and Waterstreet, this property is minutes away from The University of Tampa, Midtown and the downtown metro area. Whether medical development, multi-family, or retail, this is the perfect location to establish your brand in Tampa's thriving market and is positioned to accommodate various different uses.

This parcel is part of an assemblage that totals .57ac.

### PROPERTY HIGHLIGHTS

- Walking Distance to downtown
- Walking Distance to The University of Tampa
- 10 minutes to Tampa International Airport
- 10 minutes to Buccaneers Stadium
- Minutes from I-275 and I-4
- Close Proximity to Tampa's finest dining and entertainment

### OFFERING SUMMARY

Sale Price:	\$5,000,000
Number of Units:	1
Lot Size:	0.57 Acres
Building Size:	5,773 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,007	3,104	10,748
Total Population	1,958	7,251	25,708
Average HH Income	\$78,858	\$90,358	\$116,893

**Garrick Sims**  
(813) 474-8505



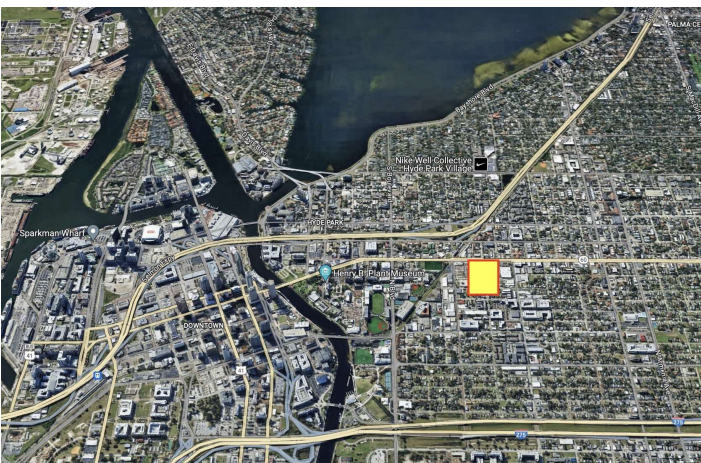
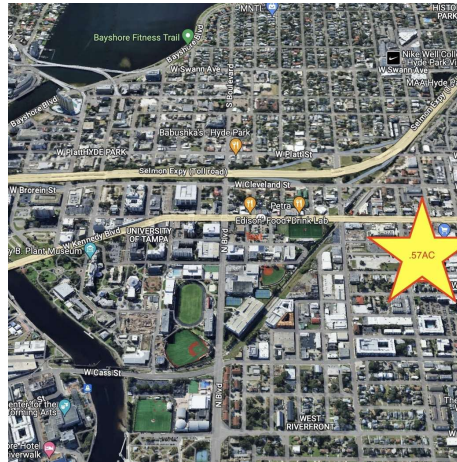
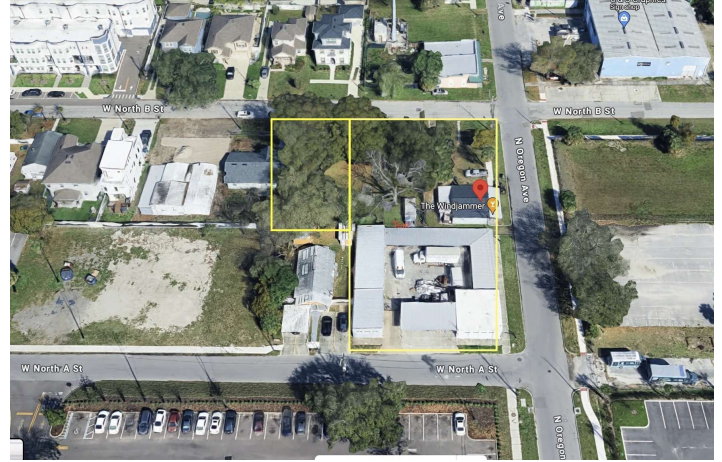
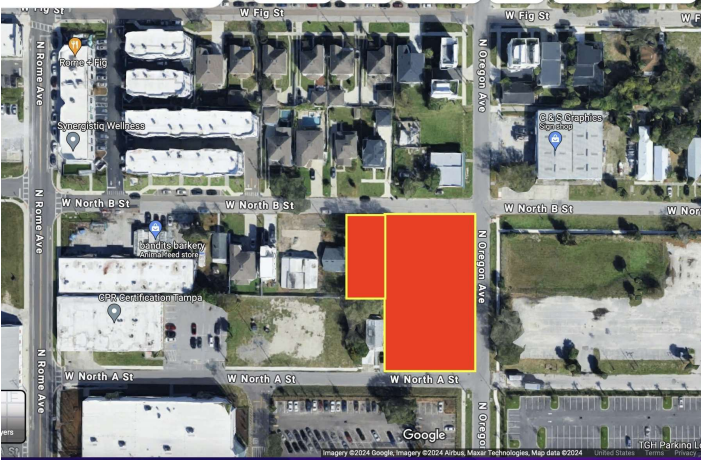
**COLDWELL BANKER**  
**COMMERCIAL**  
REALTY



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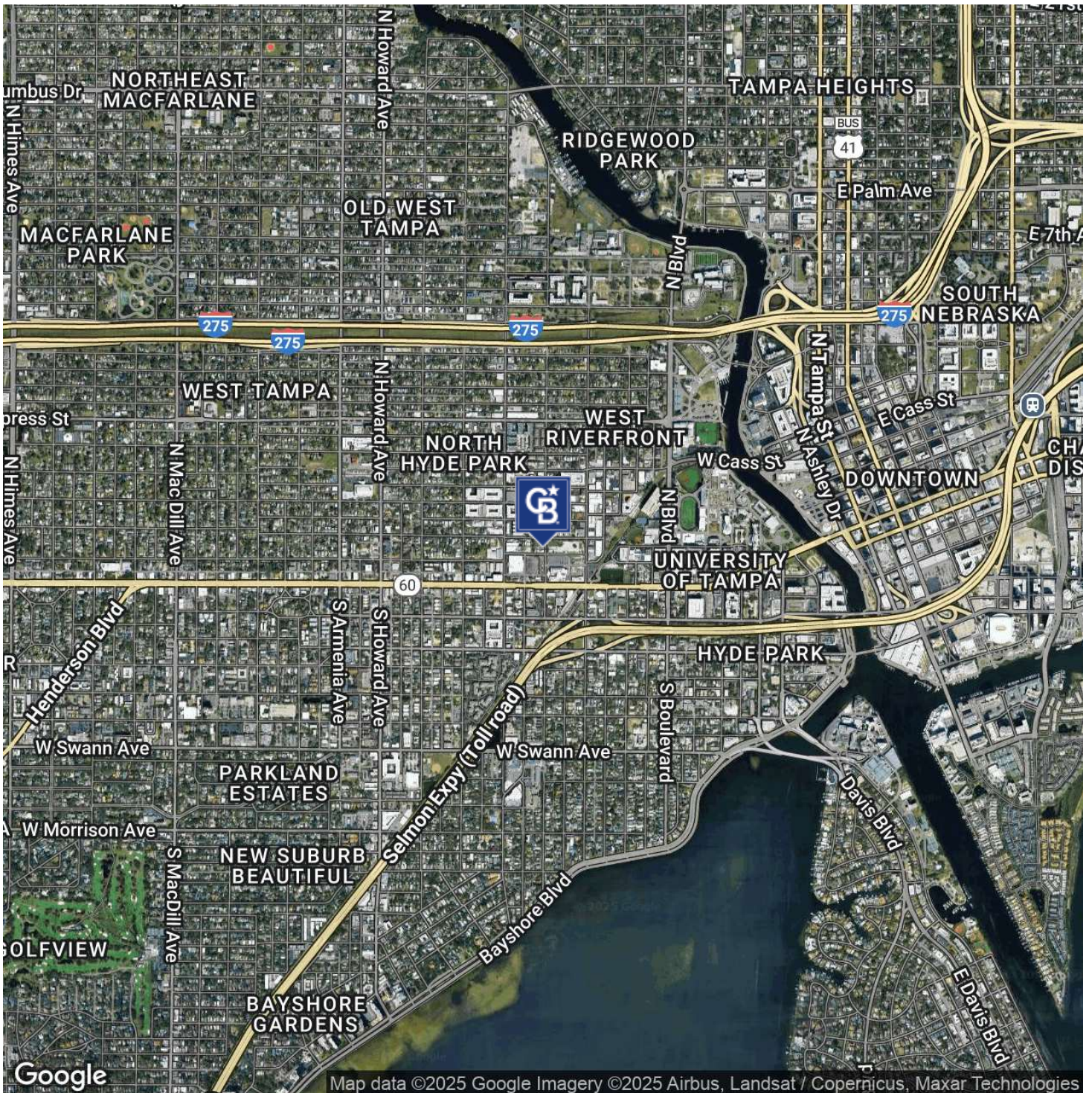
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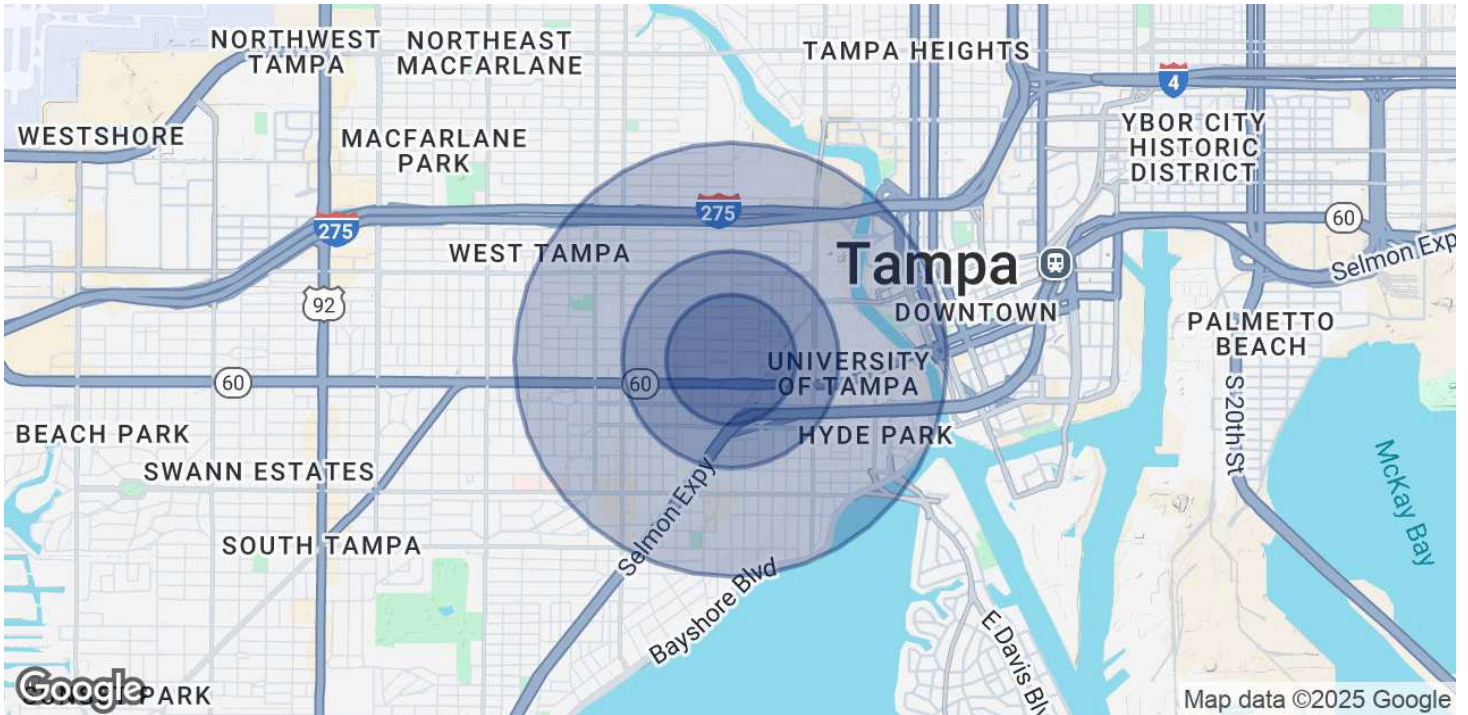
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### POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,958	7,251	25,708
Average Age	34	33	35
Average Age (Male)	35	33	35
Average Age (Female)	34	32	35

### HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,007	3,104	10,748
# of Persons per HH	1.9	2.3	2.4
Average HH Income	\$78,858	\$90,358	\$116,893
Average House Value	\$433,147	\$467,384	\$553,000

Demographics data derived from AlphaMap

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