

FOR SALE

13902 WALSINGHAM RD, LARGO - OFFERED AT \$ 1,399,000
PRIME REVELOPMENT OR INVESTMENT SITE

Smith &
Associates **Commercial**



A great opportunity to purchase or invest in .73 acre redevelopment site on busy Walsingham Rd in Largo

The property has 200 ft of frontage and curb cuts to the 6 lane road, with many national retailers nearby

Walsingham Rd is an extension of Ulmerton Rd, also known as (SR 688), a major east west thoroughfare

There are 4 buildings situated on 3 lots: 13890, 13902, and 13910 Walsingham Rd.

The buildings would be functional for an investor with some updating; they are all concrete block, built in the 1960's/1970's, and total about 6,300 sq ft

Located in the City of Largo, the CG zoning allows for many uses, such as retail, hospitality, office, etc

The property also carries a Health Care Clinic Establishment Permit (HCCE)

Vacant and ready for development or renovations

STRICTLY CONFIDENTIAL, SHOWN BY APPOINTMENT ONLY; DO NOT DISTURB EMPLOYEES

Smith & Associates Real Estate, does not guarantee any representations. Important facts should be confirmed by buyer.

CALHOON COMMERCIAL GROUP - PAT CALHOON & CHRIS CALHOON

Specializing in: Apartments | Strip Centers | Retail | Office Buildings | Warehouses | Motels

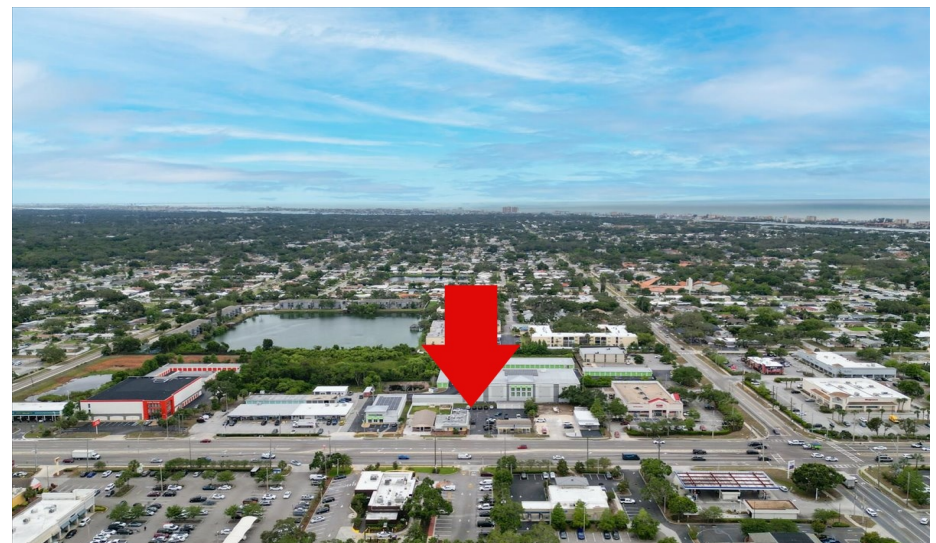
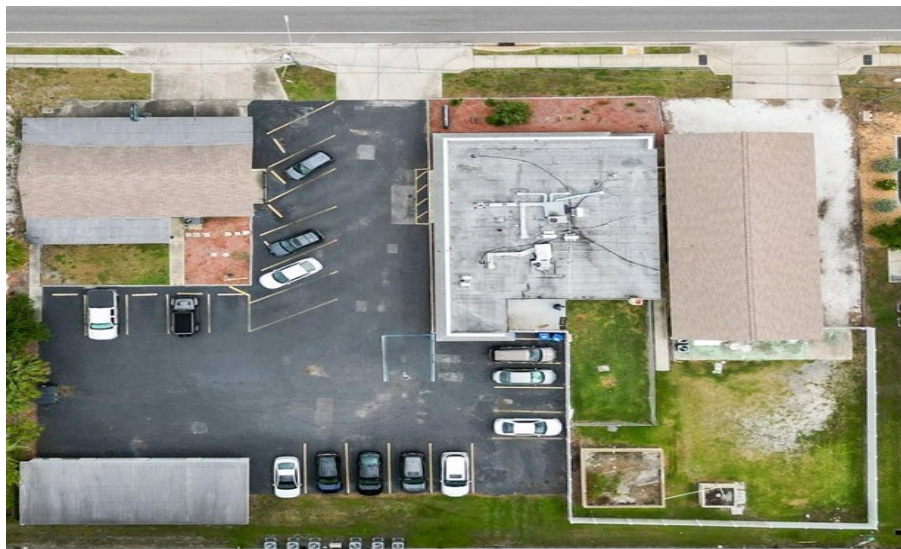
PAT CALHOON - 727.542.0998 - pcalhoon@smithandassociates.com CHRIS CALHOON - 727.542.9933 - ccalhoon@smithandassociates.com

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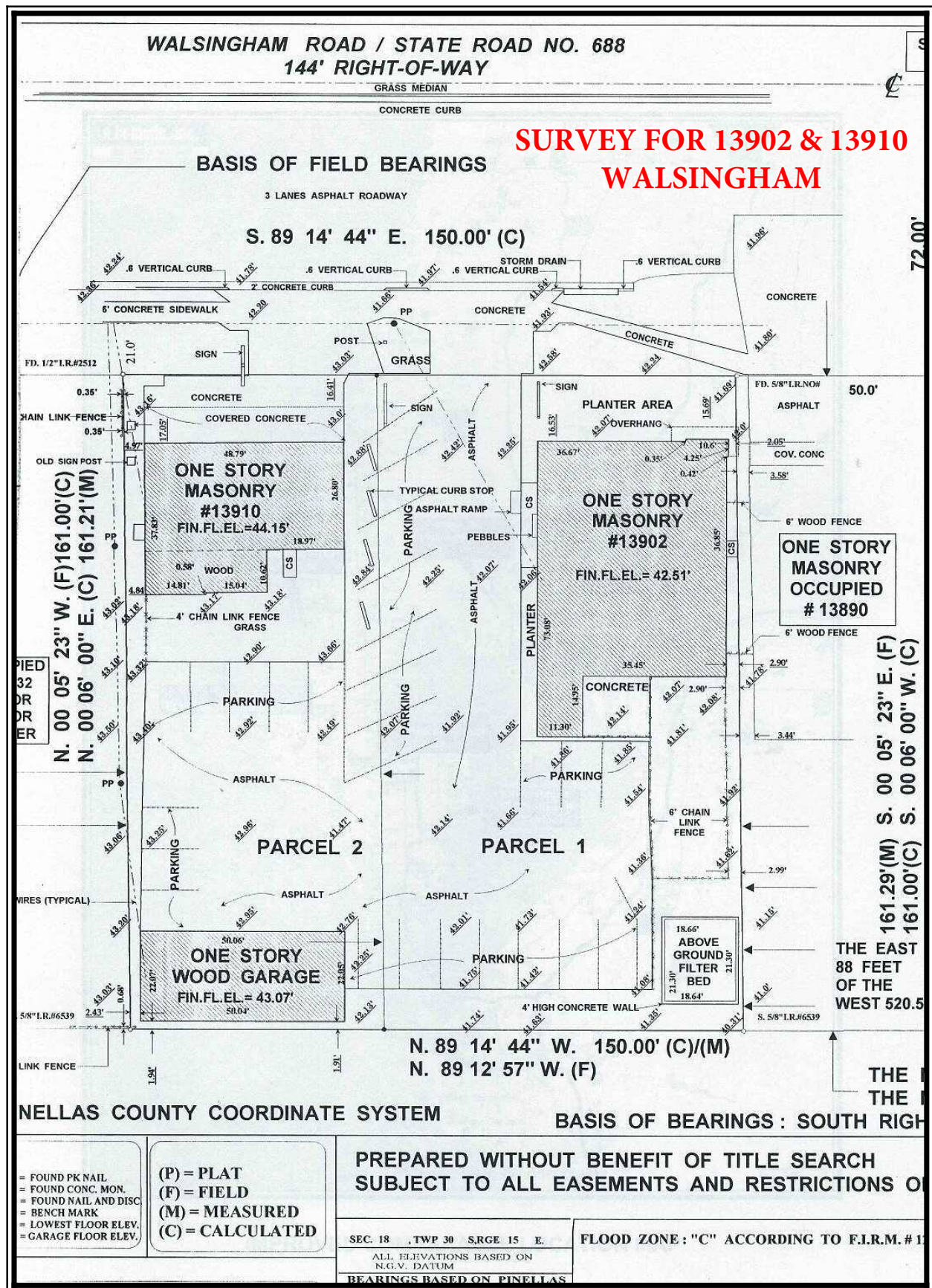
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NORTH LINE OF THE
N.E. 1/4 OF THE N.E. 1/4
OF SECTION 18-30-15

LESS NORTH 72' PER
O.R.B. 1681/PG. 708



Digitally signed by
Kenneth Osborne
Date: 2016.07.12
10:29:49 -04'00'



TARGET
SURVEYING, LLC
LB #7893
SERVING FLORIDA

SERVING FLORIDA
6250 N. MILITARY TRAIL, SUITE 102
WEST PALM BEACH, FL 33407
PHONE (561) 640-4800
STATEWIDE PHONE (800) 226-4807
STATEWIDE FACSIMILE (800) 741-0576
WEBSITE: <http://largesurveying.net>