



1900 18TH AVE S, SAINT PETERSBURG, FL 33712

1900 18th Avenue South, St. Petersburg, FL 33712

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Property Details & Highlights

- Positioned on 18th Ave S with two side streets: 19th St. S. & Forrest Ln S
- Located within city limits in a designated Opportunity Zone
- High visibility and accessibility in a growing urban corridor

Development Potential:

CCT-1 Zoning Benefits:

- Ideal for a mix of commercial and residential projects
- Allows one- to three-story buildings, with potential density bonuses for affordable housing
- Encourages walkable, pedestrian-friendly designs with ground-floor commercial and upper-level residential units
- No front-yard setbacks required, maximizing buildable space

Possible Uses:

- Retail and service businesses
- Office spaces and coworking hubs
- Multi-family residential (apartments or townhomes)
- Boutique hotel or short-term rentals
- Restaurants and cafés
- Medical, educational, or professional office spaces

Investment Opportunity:

This property is priced for a quick sale and presents an excellent opportunity for investors, developers, and business owners looking to establish a presence in Saint Petersburg's growing urban district. With flexible zoning, a prime location, and a competitive price, this land is well-suited for a mixed-use project or long-term investment.



- Zoned CCT-1 for mixed-use development
- Lot size: ±15,000 SF (0.34 acres)
- Asking Price: \$395,000
- Positioned on 18th Ave S with two side streets
- Located in a designated Opportunity Zone
- High visibility in a growing urban corridor
- Ideal for one- to three-story buildings
- Encourages walkable, pedestrian-friendly designs
- No front-yard setbacks required
- Suitable for retail, office, residential, hotel, and dining uses
- Priced for a quick sale
- Ideal for investors, developers, and business owners

Retailer Map

1900 18TH AVE S, SAINT PETERSBURG, FL 33712



Publix Super Market at 700 Central



Tropicana Field

St. Pete Coffee



Dali Museum

Campbell Park Tennis Court

University of South Florida St. Petersburg Campus

Sid's Caribbean grill

Crab House

Usf Pediatric

Harborage Marina

Wildwood Park Tennis Court

Krispy Krunchy Chicken



China Star

727 Seafood & Grill

Gyros & Seafood Express



Perkins Elementary



United States Postal Service

St Petersburg Tennis Center

DOLLAR GENERAL



GTE Financial Credit Union

Midtown Supermarket

Lake Maggiore Shore

Google

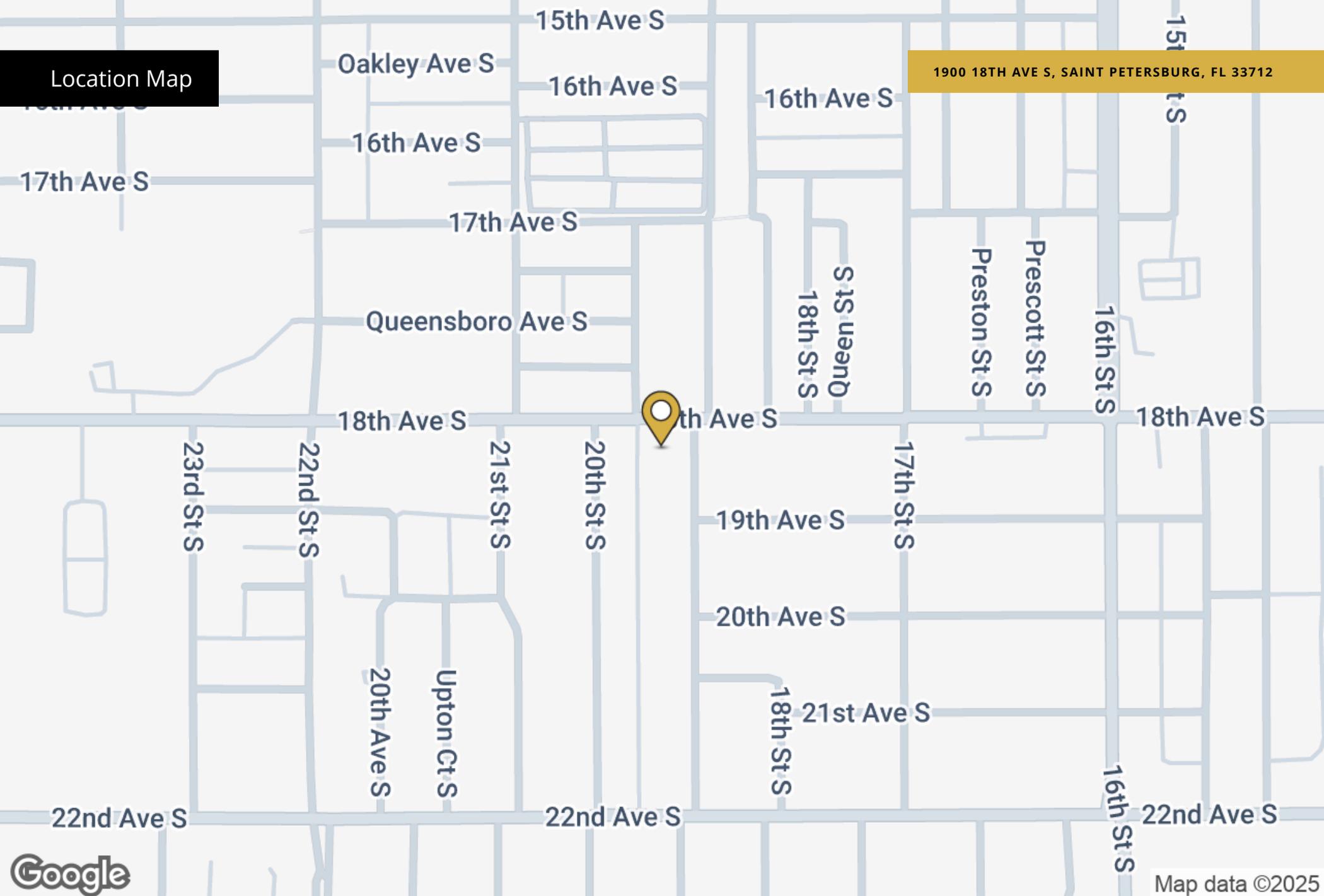
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Location Map

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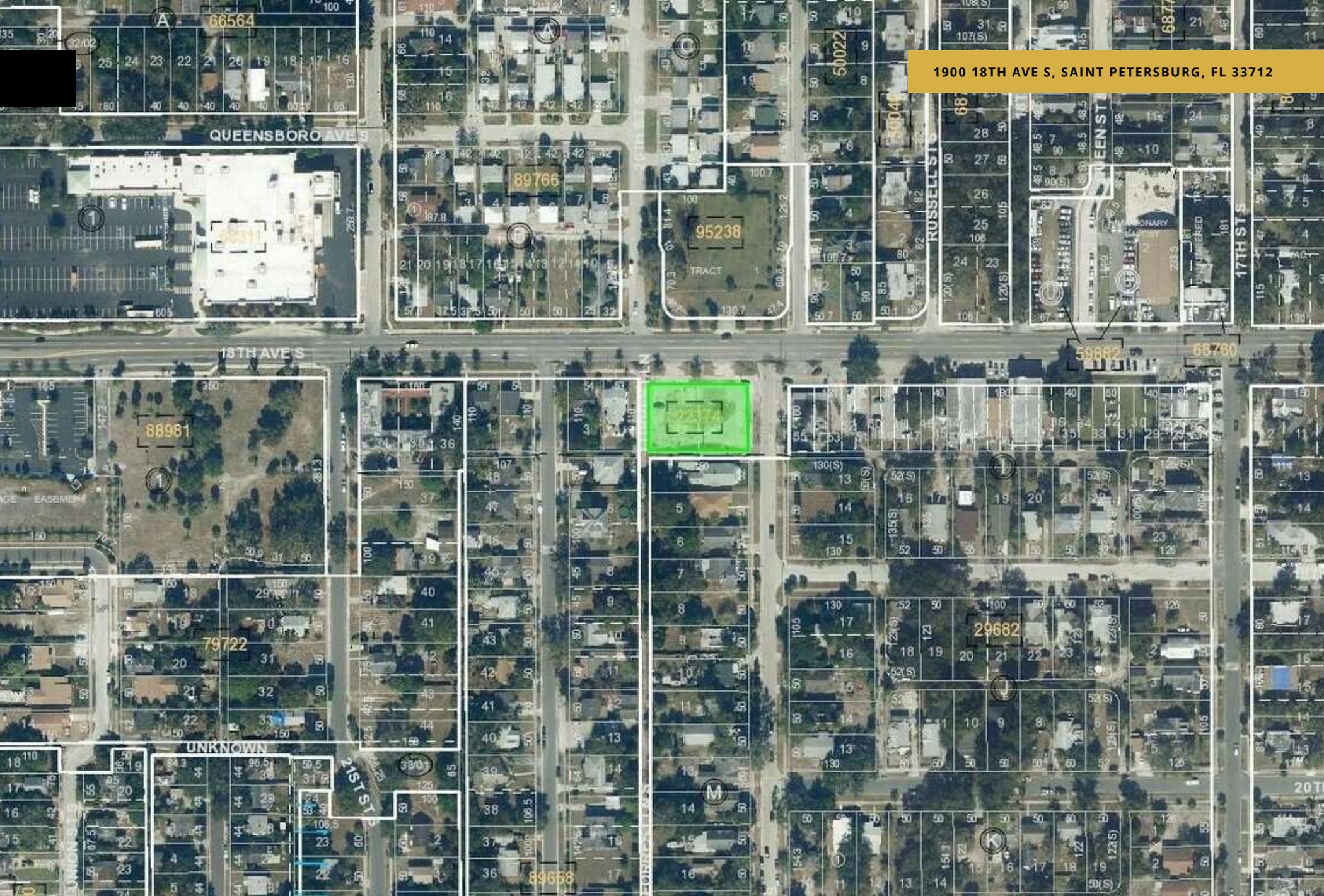
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