

# NOW LEASING REAR LOT (Fenced w/ (2) 20' Containers)



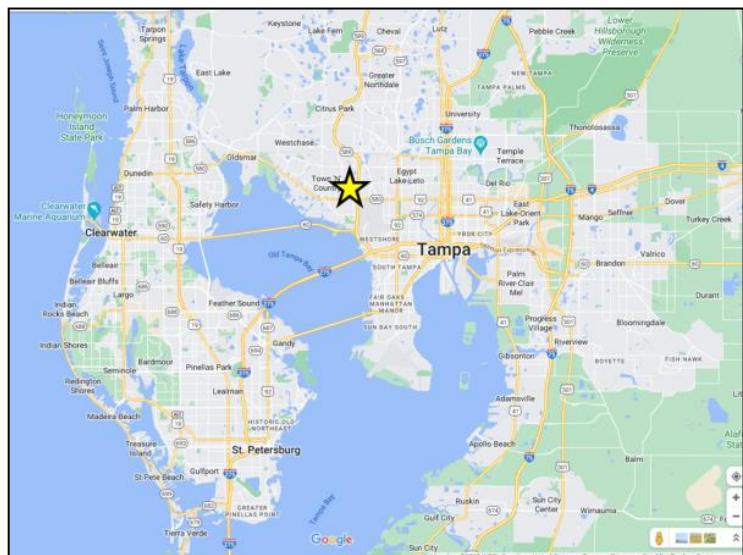
## 6943 W. Hillsborough Ave

- Zoning: CG – Commercial General
- Use: Ground Retail
- Lot Size: +/- 1/2 Acre
- Lease Size: LOT
- Bldg Size: (2) 20' Shipping Containers
- Parking: Depends on Truck Sizes 30+
- Finished Floor Elevation (NAVD 88) 10.13'
- Special: 2 Curb Cuts on Hillsborough  
Rear Exit onto W. Mohawk Ave.

For Lease  
\$2500/mos

### 1/2 Acre m.o.l. Fenced Lot w/ Electrical & Front/ Rear Access!

Fenced Lot with approx. 1/2 Acre Paved w/ (2) 20' Shipping Containers. Power and Lighting is available. Ingress / Egress from both Hillsborough Ave directly or via rear entry / exit off Mohawk Ave (which goes to Sawyer Rd to lighted intersection at W. Hillsborough Ave). Behind highly visible and occupied freestanding 10,000 sf 1-story retail concrete block currently being used for owners personal storage and food truck court. Recently occupied by a state roads contractor who has stored heavy equipment and road trucks, tools and inventory. Neighbors include Village Inn, Pizza Hut and Pipo's to the west, to the south is the newly renovated Golden Corral and the new Social Security Administration building across the street as well as numerous smaller retail strip centers within a block. Let our location be part of your vision. Happy to show and looking for a win win deal.



Rick Noll

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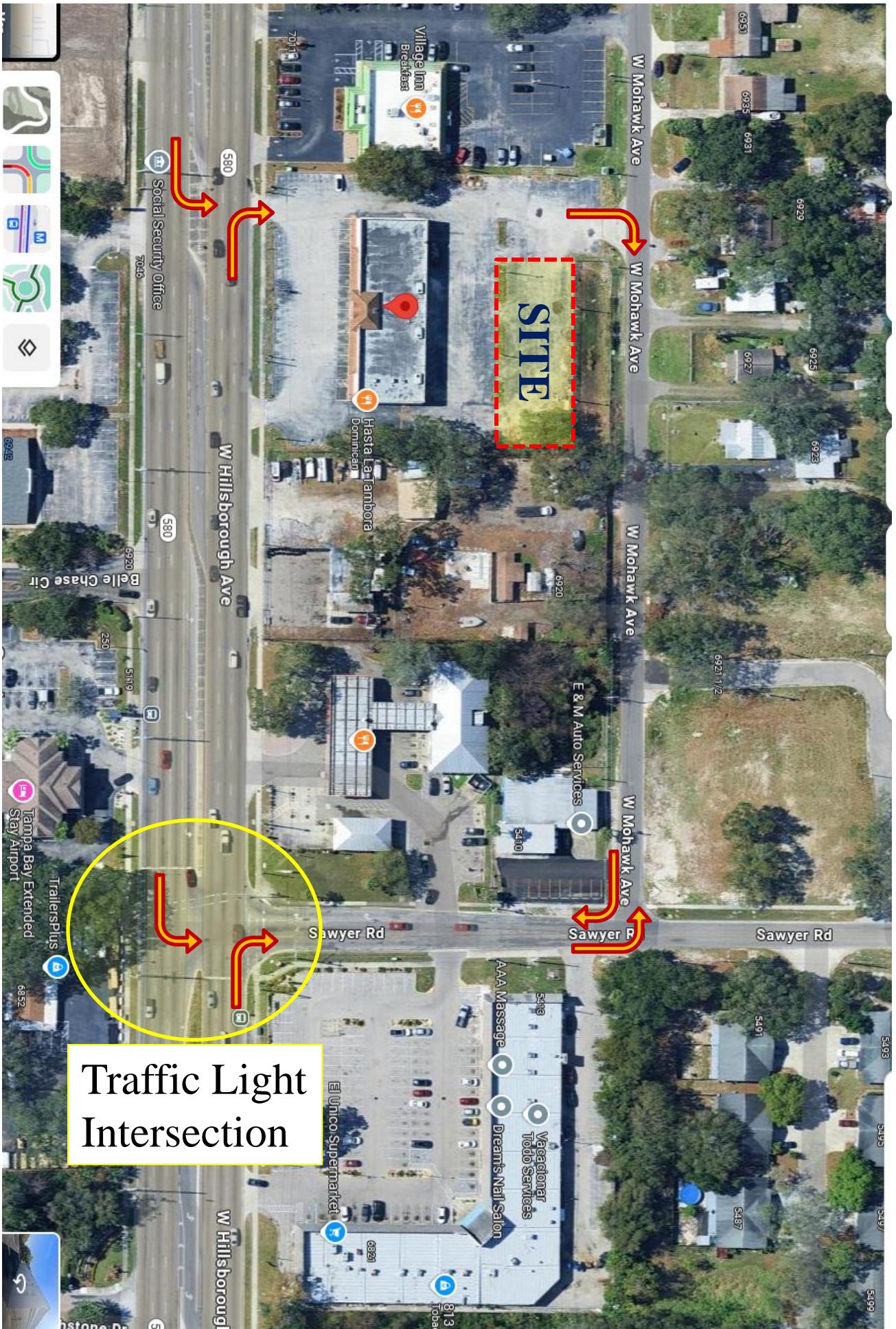
Information has been secured from sources we believe reliable, but no representations or warranties, expressed or implied, as to its accuracy. All references to age, sq. ft., income and expenses are approximate. Customers should conduct their own investigations and rely on those results.

# Site/ Floor Plan

## 6943 W. Hillsborough Rear Lot For Rent

AERIAL – Entry/ Exit from BOTH Hillsborough Ave  
And from W. Mohawk Ave (goes to Lighted Intersection)





# Traffic Light Intersection

# 6943 W. Hillsborough Ave. Tampa, Fl 33634

## Freestanding Professional Office/ Retail Building

