

AVAILABLE SEFFNER, FL OUTPARCEL NWC OF MLK & PINE

Cliff Gatewood (813) 495-0790 cgate42@hotmail.com

PROPERTY HIGHLIGHTS

- 4.8+/- Acres will divide
- Zoned CN
- 37.3 K AADT Traffic count
- 397' MOL Frontage on MLK
- 525' Frontage Pine
- Densely Populated
 - 1 Miles 7.1 K / 3 Miles 50.7 K
 - Daytime Pop 60 K (3 Miles)
- Median Income
 - \$53,133
- Road Recently Widened 5 lanes



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New Development in Area

- WaWa (under construction)
- Burger King
- Popeyes
- Zaxby's
- Car Wash

Existing Retailers

- | | |
|-------------|------------|
| • Publix | Winn Dixie |
| • WalMart | Taco Bell |
| • McDonalds | KFC |
| • CVS | Walgreens |
| • RaceTrac | Checkers |

