

FOR SALE

# Shovel Ready Project

5625 E. Broadway Ave. | Tampa, FL 33619

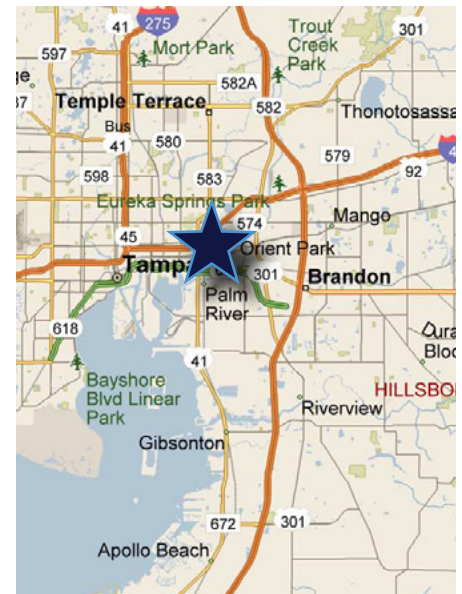


## LAND FOR SALE

- Strategically located - immediate access to I-4, I-75, I-275 & SR-60
- Convenient to Ybor City, Downtown Tampa and the Port of Tampa
- 2.35 Acres
- **ZONED: IG**
- **Shovel ready:**
  - Cleaned Site
  - Cleared of Debris
  - Cut and Trimmed Overgrowth
  - EPC Clean Bill of Health
  - Engineering Plans Complete and Approved

## WELL SUITED FOR:

- Office/Warehouse, Industrial, Distribution, Indoor/Outdoor Storage, Maintenance/Storage, Light Manufacturing, Planned Development



**ASKING PRICE:**  
**\$353,100**



For more information, contact:

Jack A. Cohen  
(Mobile) 813.495.0025 | (Office) 813.265.3460  
Jack.Cohen@cohencregroup.com

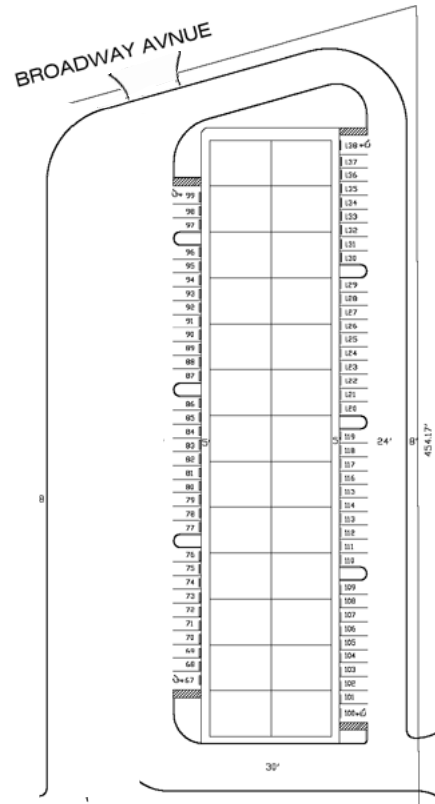
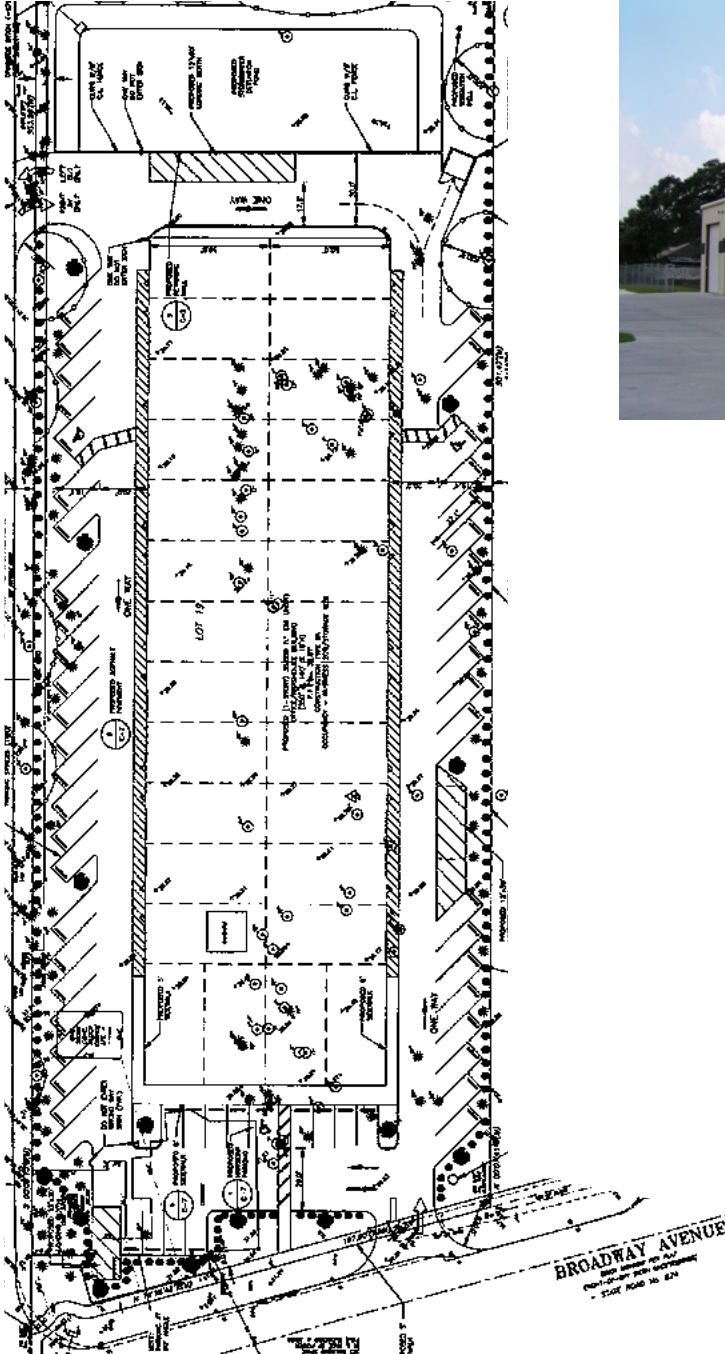
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PROPOSED SITE PLANS

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