

# South Tampa - Vacant Land off Gandy Blvd. 4911 S. Manhattan Avenue Tampa, FL 33611



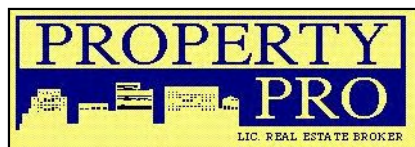
**FOR SALE**  
**.68 Acres**  
**\$277,000**  
**Owner Motivated**



- Price: \$277,000
- Size: .68 Acres (MOL), 245' x 118' lot is zoned for Commercial Intensive use.
- Located less than 1/2 mile from the Gandy Bridge and the Lee Roy Selmon Expressway.
- Nearby retailers include Publix, Sweetbay, Target, Sam's Club, Home Depot, Lowe's, Macy's Furniture, and a new Wal-mart is pending across the street.
- Traffic Count: 46,000 VPD at Gandy Blvd.

## 2009 Demographics

	<u>3 Miles</u>	<u>5 Miles</u>	<u>7 Miles</u>
Population	67,264	112,024	171,759
Average HH Income	\$80,824	\$85,569	\$76,565
Households	31,324	51,742	76,909



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