



1.40 AC  
Hard-Corner Parcel

24,000 CPD 2020

700 Bartow Ave

292A

Rapidly Developing Corridor  
Surrounded by Established Residential  
24,000 CPD 2020  
Hard Corner  
145' Frontage on Gulf Beach HWY  
Median In Place  
Located on Primary Connector for the  
Booming West Side to  
Downtown Business District,  
Navy Blvd Trade Corridor  
and Pensacola Naval Air Station

# Gulf Beach Hwy & 700 East Bartow Ave

Pensacola, Florida 32507

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**PRIME LOCATION  
HDMU Land**

**Gulf Beach Hwy & 700 BLK  
Bartow Ave.**  
Pensacola, Florida 32507

**Property Size:** 1.40 AC +/-

**Parcel Dimensions:** 145 x 449.74 +/-

**Parcel Frontage:** 145 FT +/-

**Zoning:** HDMU

**Description:**

Hard corner parcel on Gulf Beach Highway/ The property has great exposure to over 24,000 CPD and the median cut is in place. The area is on a rapidly developing corridor that connects the booming West side with the Downtown Business Distirct, Warrington Trade Corridor and Pensacola's Naval Air Station.

**For Sale**

**\$220,000**

**NAI**Pensacola

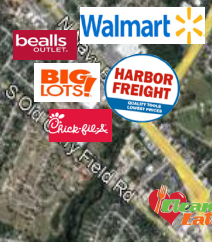
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

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# PRIME LOCATION HDMU Land

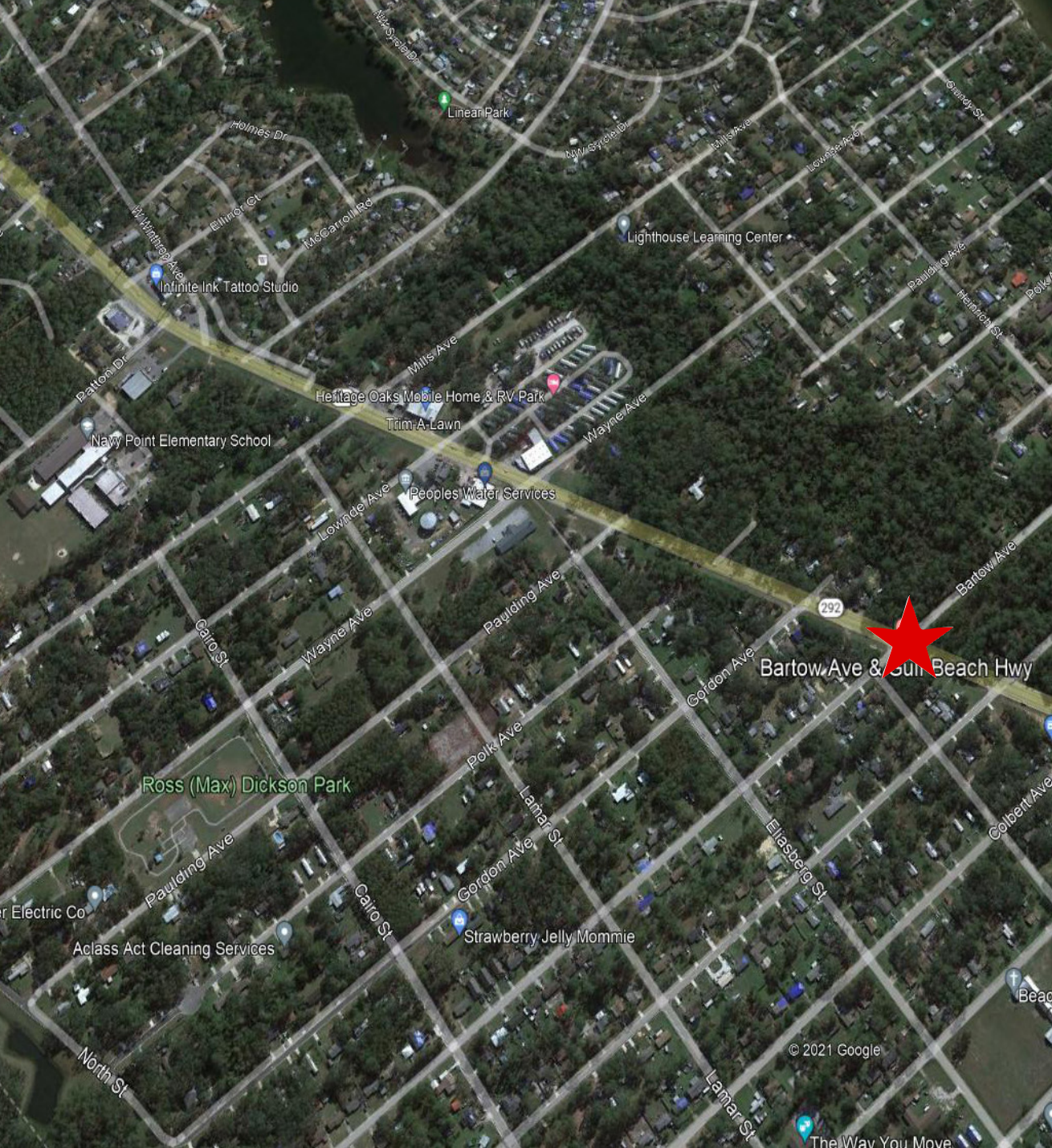


★ Bartow Ave & Gulf Beach Hwy  
24,000 CPD 2020



Google Earth

# PRIME LOCATION HDMU Land



**Property Size:** 1.40 AC +/-  
**Parcel Dimensions:** 145 x 449.74 +/-  
**Parcel Frontage:** 145 FT +/-  
**Zoning:** HDMU

#### Directions:

SE corner of Gulf Beach Hwy and Bartow Ave. just east of Fairfield Drive.

Escambia County Property Appraiser  
352S311000210104



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