

Upscale Retail Office Multi-Family Development Site

10300 Cortez Boulevard, Brooksville, Florida 34613



Land For Sale

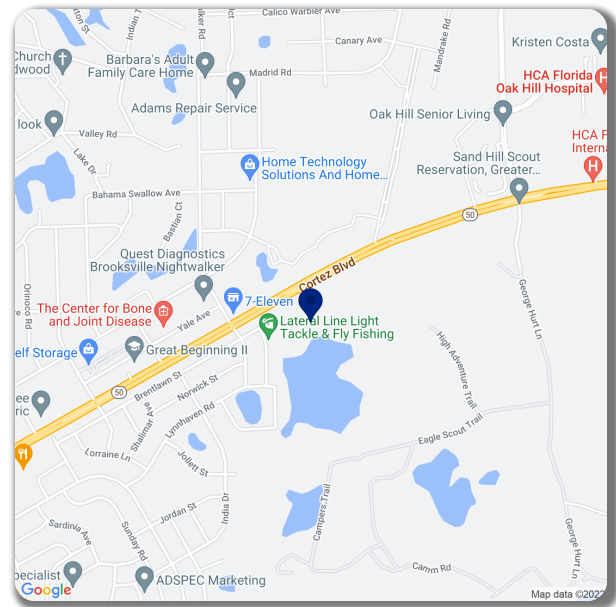
\$5,500,000

Building Size:

Available:

Parking:

Beautiful Mixed-use Development Site on a Crystal Clear, Deep Lake. 19.79 +/- Total Usable Acres Located on the south side of Highway 50 (Cortez Blvd.) in Spring Hill. Highway 50 recently widened to six (6) lanes Located 4.45 miles west of the Suncoast Parkway 1.35 miles east of US 19. Potential uses include: Professional/Physicians offices or upscale retail strip center or combination of both. Upscale Townhomes with garages. Population 1 Mile 2,277 3 Miles 38,074 5 Miles 92,126 Avg. HH Income 1 Mile 2,328 \$62,444 3 Miles 32,559



For Information Contact:

Joe Cole
813-610-5256
jcole@turnercole.com

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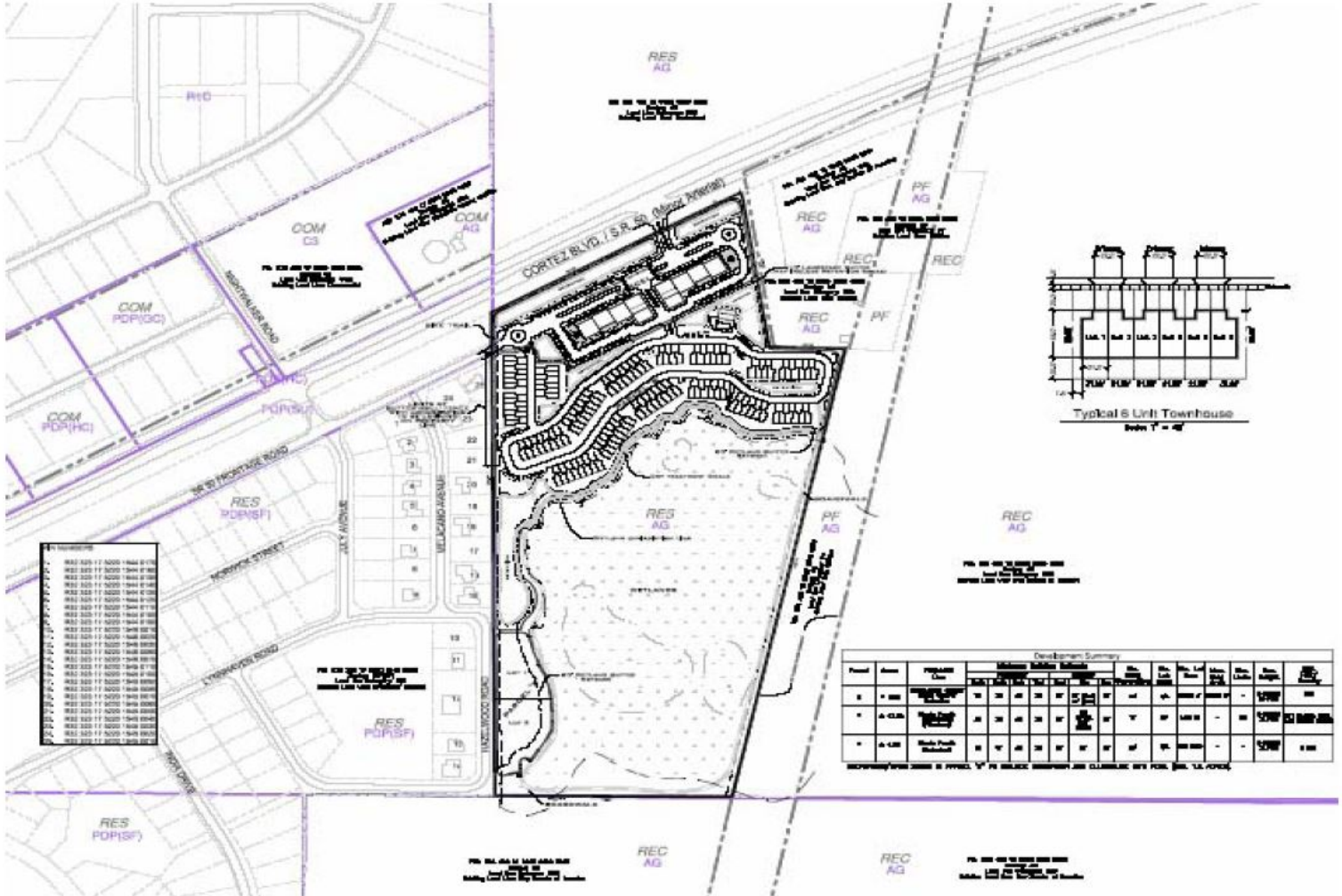
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Turner Cole Company
Real Estate Services

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Suite	Floor	Type	Avail	Lease Rate	Position
	1		0sqft	\$0/sqft	

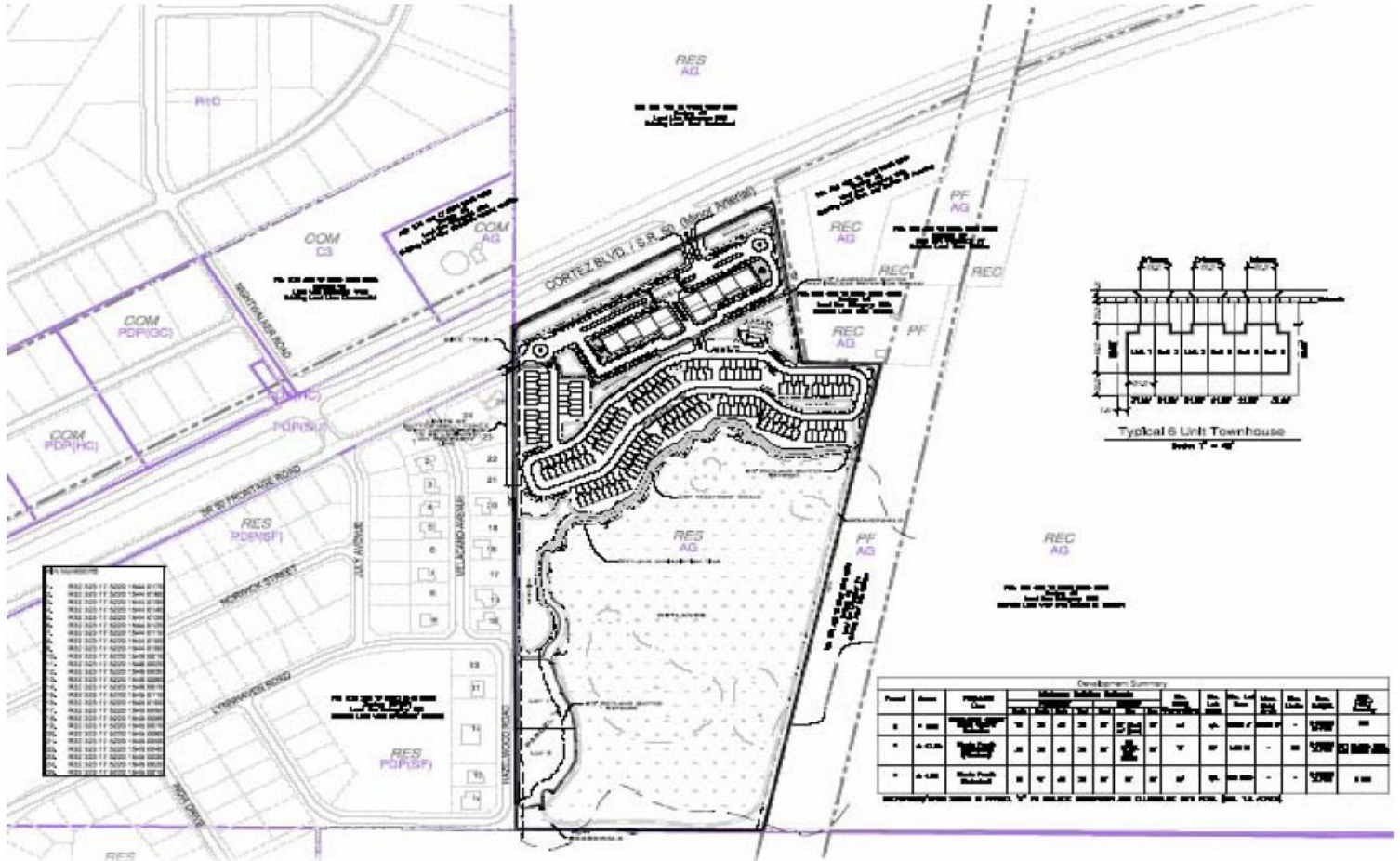


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Highlights

- Traffic Count: 64,500 AADT – 2004 • Commercial Parcel is 6.23 +/- Usable Acres, Zoned - CPDP (GC) FAR - .15



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