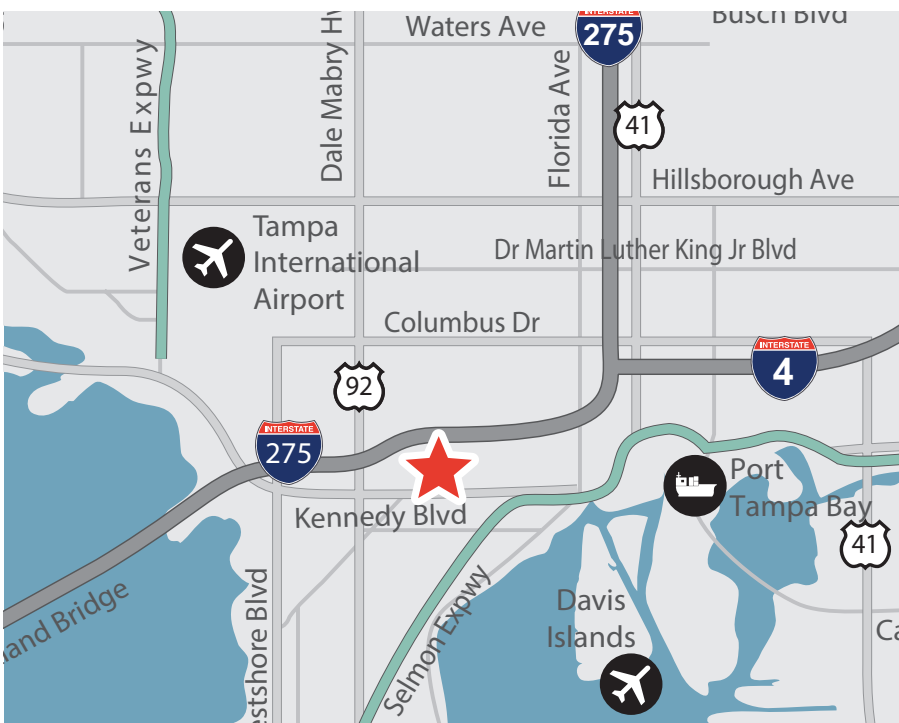
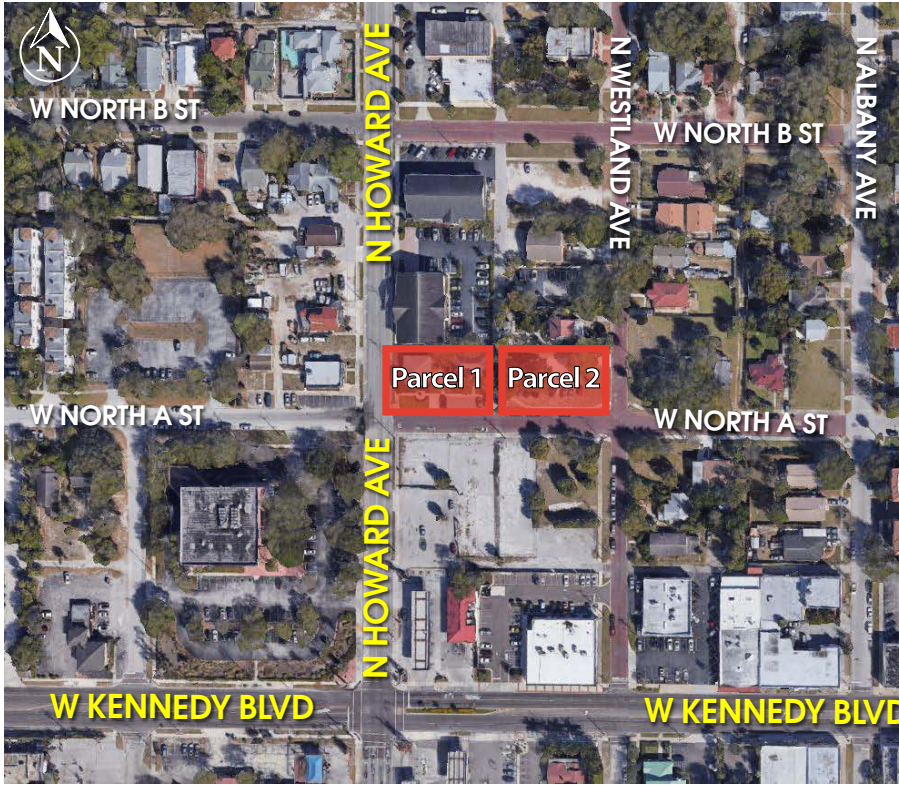


AVAILABLE FOR SALE

# North A St & W Westland St

2205-2207 NORTH A STREET & 2202 W WESTLAND STREET • TAMPA, FL • 33606



## HIGHLIGHTS

- + Owner-user opportunity with 2 existing office buildings totaling 5,644 sf and vacant 0.16 AC lot
- + Redevelopment opportunity with 2 parcels totaling 59' x 260' (must be sold together)
- + Located on the hard corner of Howard Ave, one block north of Kennedy Blvd
- + Ideally situated 1.5 miles to Tampa CBD and 3 miles to Westshore

## PARCEL #1: 2205-2207 W NORTH A ST

Acreage	0.16 AC
Lot Dimensions	59' x 130'
Zoning	CG & Mixed-Use
Folio #	183911
Buildings	2

### Bldg 1: 2205 W North A St

Property Type	Office
Property Size	2,620 sf
Floors	2
Occupancy	Single Tenant, M-to-M

### Bldg 2: 2207 W North A St

Property Type	Office
Property Size	3,024 sf
Floors	2
Occupancy	Vacant

## PARCEL #2: 2202 W WESTLAND ST

Acreage	0.16 AC
Lot Dimensions	59' x 130'
Zoning	RM-16
Folio #	183910
Buildings	0

For additional information, contact:

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## DEMOGRAPHIC INFORMATION

RADIUS	1 MILE	3 MILE	5 MILE
2020 Population	23,440	124,596	243,622
2020 Total Households	10,556	56,037	104,305
2020 Median Age	33.8	38.0	38.7
2020 Median HH Income	\$58,783	\$64,614	\$55,574

Source: Esri Market Profile/US Census Bureau



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