



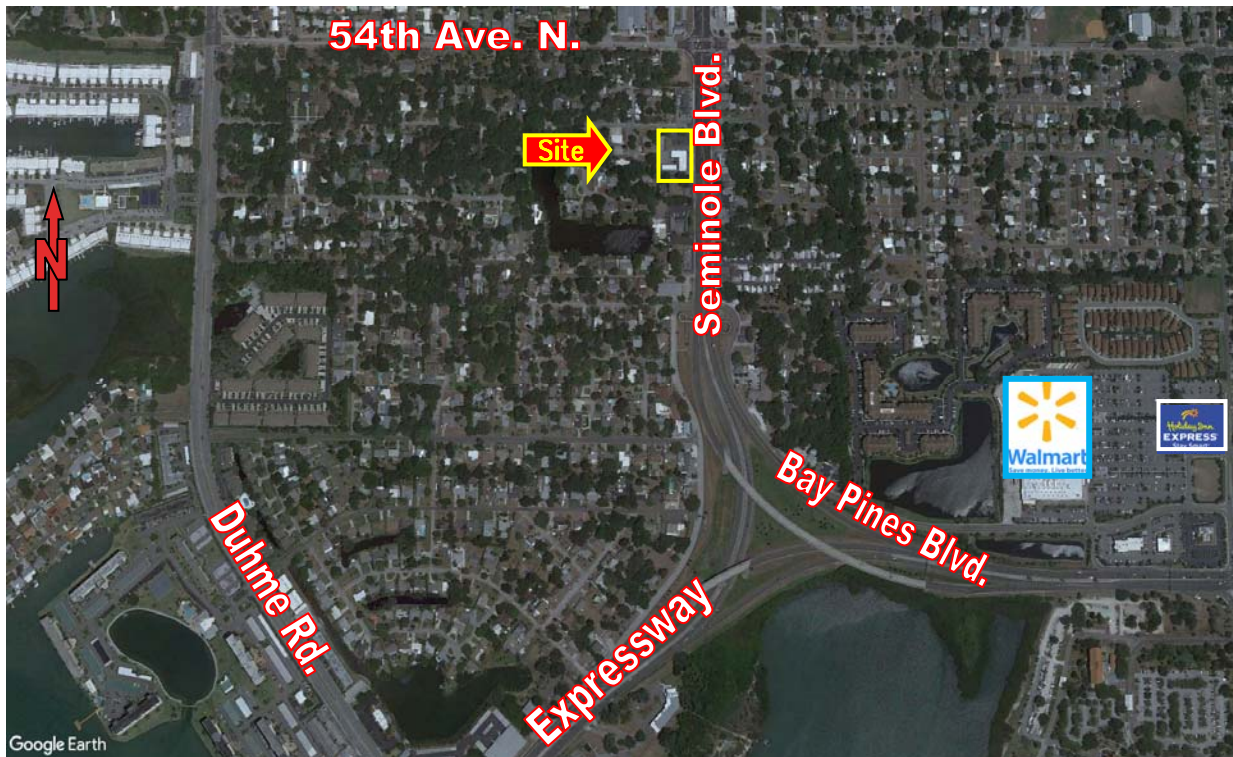
KLEIN & HEUCHAN, INC.
REALTORS

Commercial/Investment/Real Estate Services

SI-1592

OFFICE CONDOMINIUMS

FOR SALE



5290 SEMINOLE BLVD.
UNITS C, D, E, & F
ST. PETERSBURG, FL 33708

- BEAUTIFUL CONDOMINIUM UNITS
- OWNER/USER OPPORTUNITY WITH INCOME
- CORNER LOCATION
- GREAT VISIBILITY & SIGNAGE
- EXCELLENT PARKING & ACCESS
- RENOVATED BUILDING
- **SALE PRICE: \$495,000**



1744 N Belcher Rd., Clearwater, FL 33765 ■ Telephone 727-441-1951 ■ Fax 727-449-1724

www.kleinandheuchan.com



ADDRESS: 5290 Seminole Blvd.
Units C, D, E & F
St. Petersburg, FL 33708

LAND AREA: 20,000 SF

DIMENSIONS: 100' x 200'

IMPROVEMENTS: Condo Units = 2,480 SF

YEAR BUILT: 1981-Renovated in 2020

PARKING: 28 spaces

PRESENT USE: Office

MORTGAGE HOLDER: N/A

SALE PRICE: \$495,000

LOCATION: Corner of Seminole Blvd. & 53rd Ave. N.

ZONING: C-1 - Commercial General - City of Seminole

LAND USE: CG- Commercial General

FLOOD ZONE: "X" - No insurance required

UTILITIES: Water/Sewer - Pinellas County
Electric- Duke Energy

TAXES: \$4,146.30 - Gross Amt. (2021)

PARCEL ID #: 03-31-15-80105-000/0030, 0040
0050 & 0060

TRAFFIC COUNT: 38,500 VPD

TERMS: Cash to Seller

NOTES: Beautiful office condominiums on corner lot. Four (4) units totaling 2,480 SF. **Unit C** is 420 SF, **Unit D** is 1,185 SF, **Unit E** is 438 and **Unit F** 438 SF. Buyer will own four of six condominium units and will control the condo association. Building has new roof, new paint, new parking lot. Two of the units are leased (C & F). Tenant in **Unit C** pays \$650/month, lease expires 5/31/2023. Tenant in **Unit F** pays \$600/month, lease expires in 2/28/2022.

KEY HOOK # None

K&H SIGNAGE: 3' x 4'

SHOWING INFORMATION: Call listing associate to schedule appointment.

ASSOCIATE: Steve Klein

LISTING CODE: SI-1592-3-27

