



KLEIN & HEUCHAN, INC.
REALTORS

Commercial/Investment/Real Estate Services

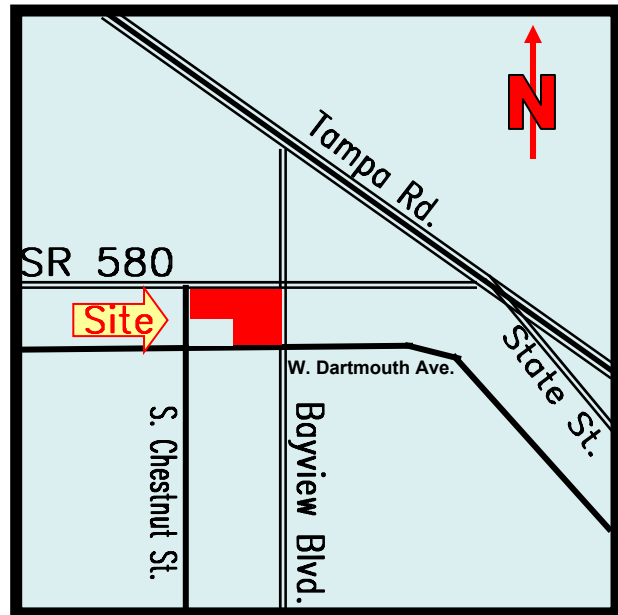
SV-425

VACANT LAND FOR SALE



**SW CORNER OF SR 580
& BAYVIEW BLVD.
OLDSMAR, FL 34677**

- 1.09 ACRES MOL
- SR 580 & BAYVIEW BLVD., IS A SIGNALIZED INTERSECTION
- 300' FRONTAGE ON SR 580
- ROAD FRONTAGE ON 4 SIDES OF PROPERTY
- POWER, WATER, SEWER & RECLAIMED WATER IS IN THE ADJACENT ROAD RIGHT OF WAYS
- **PRICE: \$649,000**



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



ADDRESS: SW corner of SR 580
& Bayview Blvd.
Oldsmar, FL 34677

LAND AREA: 1.09 Acres, MOL

DIMENSIONS: Irregular shape

IMPROVEMENTS: Vacant

300 ft. Frontage on SR 580

187 ft. Frontage on Bayview Blvd.

134 ft. Frontage on Chestnut St.

150' ft. Frontage on Dartmouth Ave.

YEAR BUILT: N/A

PARKING: N/A

PRESENT USE: Vacant

MORTGAGE HOLDER: N/A

PRICE: \$649,000

NOTES: This is one of the last developable sites in Oldsmar. Most of the site is in the Community Redevelopment District, which offers a variety of uses and increased density. The signalized corner location offers easy access from all directions.

KEY HOOK #: N/A

K&H SIGNAGE: 3' x 4'

SHOWING INFORMATION: Drive to site.

LOCATION: Southwest corner of SR 580 &
Bayview Blvd.

ZONING: TCCN – C-1 & R-2, City of Oldsmar

LAND USE: CRD, CN & RV

FLOOD ZONE: AE- Flood Insurance Required

LEGAL DESCRIPTION: Lengthy – see listing file

UTILITIES: Electric – Teco Electric,
Water & Sewer – City of Oldsmar

TAXES: \$4,145.49 (2019 - March Gross)

PARCEL ID #: 23 28 16 63936 026 0030, 0040
0060 & 0070

TRAFFIC COUNT: 20,900 A.A.D.T (2018) SR 580

TERMS: Cash at closing

ASSOCIATE: Don Russell (727)-709-2158

LISTING CODE: SV-425-3-20

