



KLEIN & HEUCHAN, INC
REALTORS

Commercial/Investment/Real Estate Services

SI-1619

FREESTANDING BUILDING

FOR SALE



1915 62nd AVE. N
ST. PETERSBURG, FL 33702

- CENTRALLY LOCATED
- 5,750 SF
- OFFICE, MEDICAL OR SCHOOL
- COVERED DROP OFF
- MATURE LANDSCAPING
- CORNER LOT
- EASY ACCESS - MULTIPLE DRIVEWAYS
- **PRICE: \$1,495,000**



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

www.kleinandheuchan.com



REVISED: 7/22/22

PROPERTY OVERVIEW

SI-1619

ADDRESS: 1915 62nd Ave. N
St. Petersburg, FL 33702

LOCATION: Just East of Interstate 275 on 62nd Ave N.

LAND AREA: 27,500 SF
DIMENSIONS: 250' x 110'

ZONING: CRS – (City of St. Petersburg)
LAND USE: CRS
FLOOD ZONE: X (No Flood Insurance Required)

IMPROVEMENTS: 5,750 SF

LEGAL DESCRIPTION: Lengthy (in listing folder)

YEAR BUILT: 1969

UTILITIES: Electric – (Duke Energy)
Water, Sewer & Trash- (City of St. Petersburg)

PARKING: 23 spaces

PRESENT USE: School

TAXES: Exempt
PARCEL ID: 36-30-16-56884-000-0010

MORTGAGE HOLDER: N/A

TRAFFIC COUNT: 18,500 AADT

PRICE: \$1,495,000

TERMS: Cash at Closing

NOTES: This is a fantastic opportunity to own a corner lot office or medical building in Northern Saint Petersburg! Just off highway 275 on 62nd Ave this 5,750 square foot building is centrally located on a beautiful tranquil property with mature trees and a covered drop-off area. Currently being used as a preschool it has flexible zoning and can be converted to professional office, medical, schools and more! Call for a tour today!

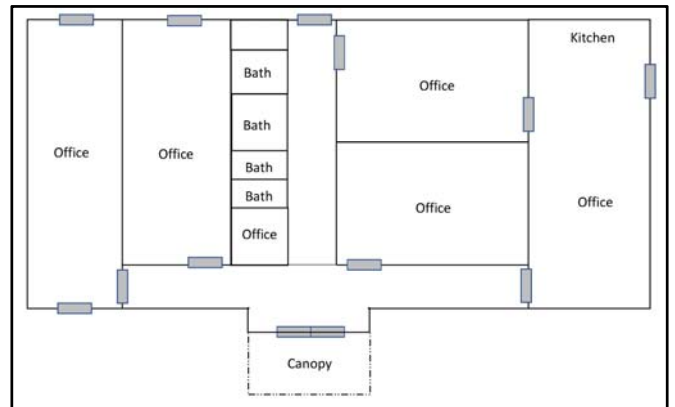
KEY HOOK #: Lockbox

ASSOCIATE: Uli Cramer (727) 216-5934

K&H SIGNAGE: 3X4

LISTING CODE: SI-1619-3-30

SHOWING INFORMATION: Call listing agent for showing.



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