

# 5.63 ACRES ZONED PD

SWC S. Falkenburg Rd. & Progress Blvd.  
Riverview, FL 33578 | Hillsborough County



## SIZE

5.63 Acres MOL

## ZONING

PD PLANNED DEVELOPMENT

## ENTITLEMENTS

Up to 60,000 SF

## PROPOSED USES

Gas/Convenience | QSR | Retail Strip | Medical | Day Care | Self-Storage | Car Wash | Automotive Drug Store | Dollar Store

## PROPERTY HIGHLIGHTS

- Parcel ID# U-01-30-19-663-000001-66330.J
- Four Way Lighted Intersection at SWC Falkenburg Rd. and Progress Blvd.
- Median Household Income of \$58,000 (3-mile radius)
- 2,058+ multi-family units within 1-mile of site
- Approx. 28,000 Cars Per Day - Falkenburg Rd & Progress Blvd.

For more information, please contact:

### J. Benjamin McLeish

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Tampa, FL 33607

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Commercial Real Estate Solutions®

Newer Multi-Family Apartments Within 1- Mile



DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population (2019)	10,666	75,538	158,716
Average HH Income	\$73,049	\$72,499	\$70,529
Median Age	33.3	34.3	35.1
Population (2024) Growth	12,379	84,861	174,785

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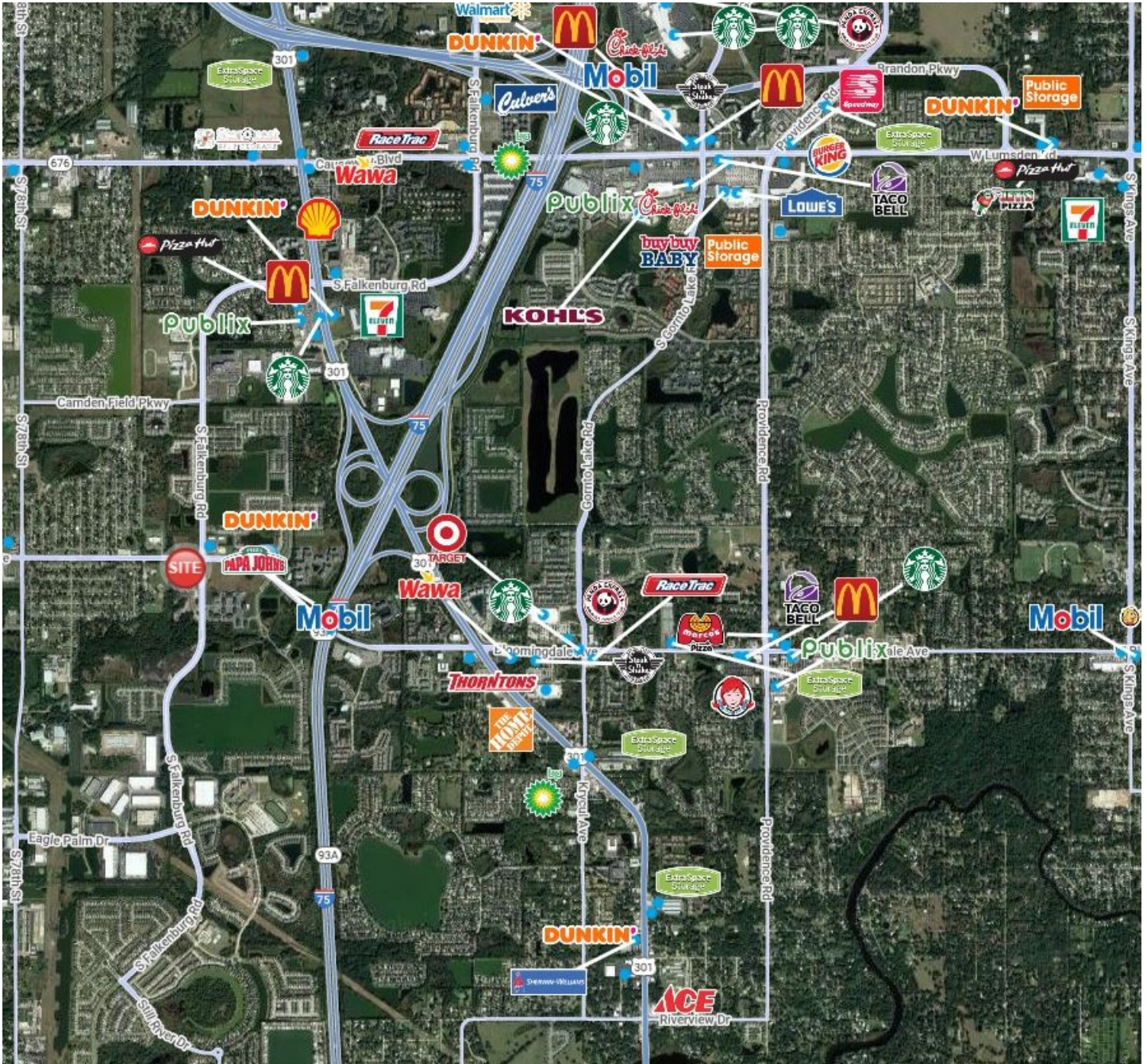
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