



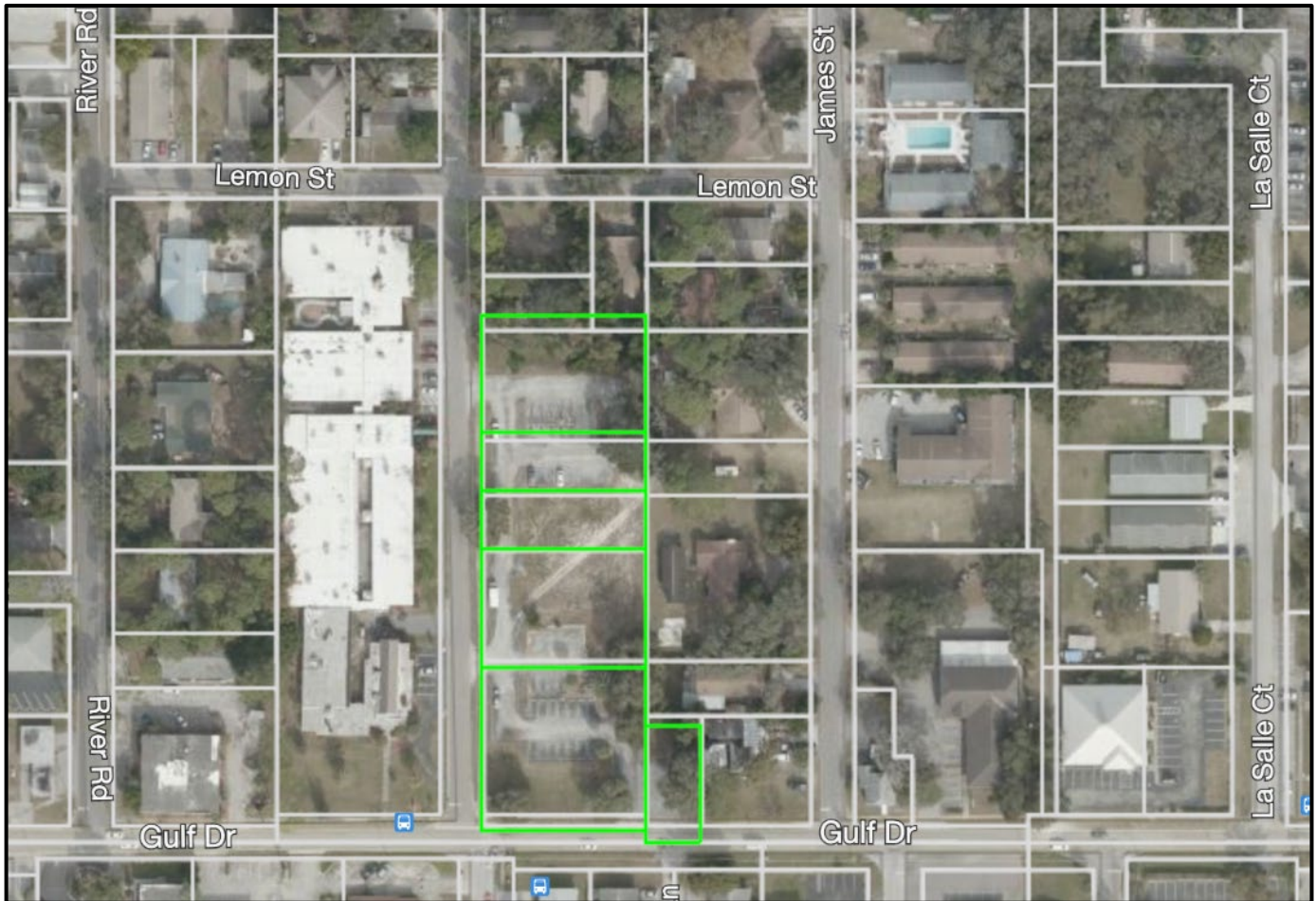
**BERKSHIRE
HATHAWAY**
HomeServices

Florida Properties Group

COMMERCIAL DIVISION

1.61± Acres Office Land

For Sale

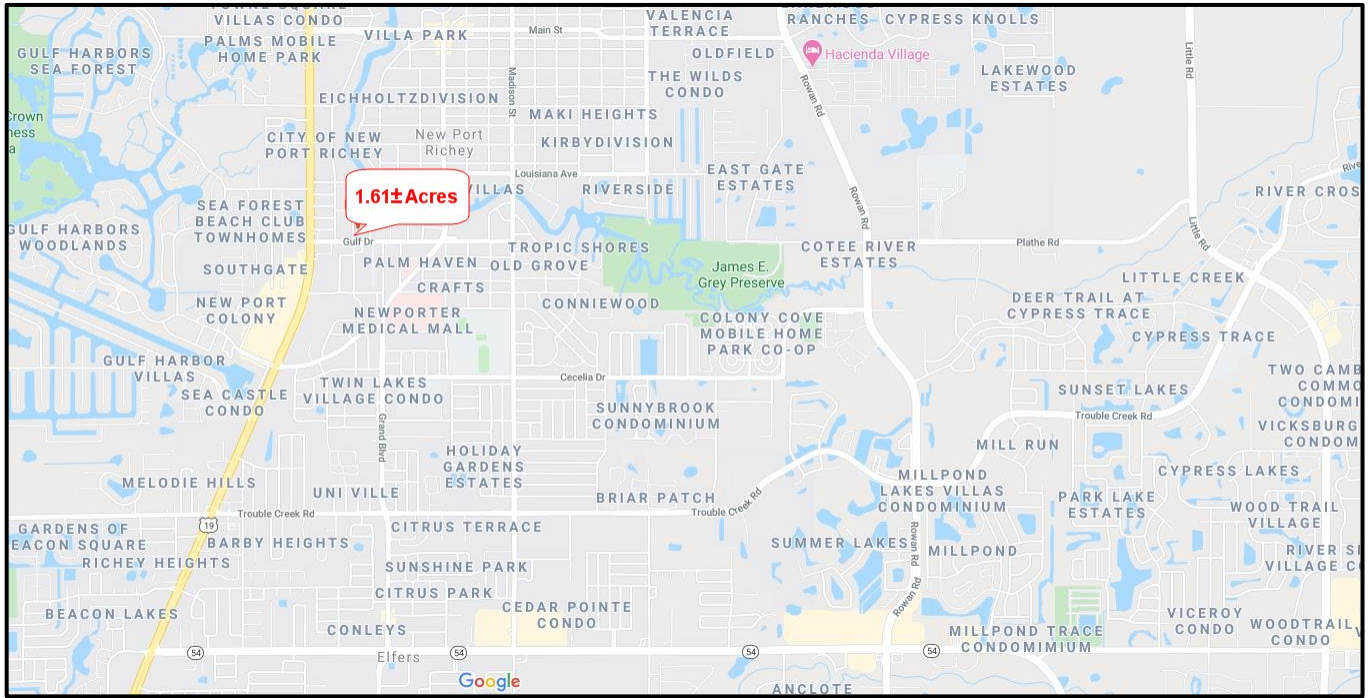


5421 Gulf Drive, New Port Richey, FL 34652

Property Information

- **Total 1.61± Acres; 2 Blocks East of US Highway 19**
- **200'± Frontage on Gulf Drive**
- **6,600± Daily Traffic Counts**
- **Zoned for Medical Office and May Possibly be Developed Residentially**
- **Flood Zone: X**
- **Priced at \$349,000**

This information is from sources deemed to be reliable. We are not responsible for misstatements of facts, errors or omissions, prior sale, change of price, and/or terms or withdrawal from the market without notice. Buyer should verify all information with its' own representatives as well as state and local agencies. Brokers please note that a variable rate commission may exist on this offering that might result in a lower commission cost to the Seller if a Buyer's broker is not involved in the transaction. ©2022 BHH Affiliates, LLC. An independently owned and operated franchisee of BHH Affiliates, LLC. Berkshire Hathaway HomeServices and the Berkshire Hathaway HomeServices symbol are registered service marks of Columbia Insurance Company, a Berkshire Hathaway affiliate. Equal Housing Opportunity.



DEMOGRAPHICS BY MILE			
	1 MILE	3 MILES	5 MILES
Total Population	10,964	69,210	149,260
Avg. HH Income	\$49,747	\$53,866	\$56,601
Median Age	47.7	48.9	47.7
Total Households	5,110	30,930	64,518

DEMOGRAPHICS BY DRIVE TIME			
	5 MINS	10 MINS	15 MINS
Total Population	21,265	95,883	194,057
Avg. HH Income	\$51,423	\$52,237	\$57,432
Median Age	47.4	47	47.8
Total Households	9,547	41,767	83,008

Tampa Bay Land Team...



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