

# FOR SALE

500 Grove Avenue & 453 W. Dr Martin Luther King Jr. Blvd.  
| Seffner, FL 33584

## HIGHLIGHTS

- 3.5± AC of Land
- Potential Redevelopment Opportunity
- RDC-6 Zoning & CN Zoning / R-6 Future Land Use
- Parcel ID #'s: U-02-29-20-ZZZ-000002-32350.0, U-02-29-20-ZZZ-000002-32340.0
- Northern Parcel Asking Price: \$525,000 (2± acres with SFR & Greenhouse Improvements) **UNDER CONTRACT!**
- Southern Parcel Asking Price: \$575,000 (1.5± acres, older SFR utilized nursery office on property – needs repairs)
- Southern Parcel features 100'± of frontage on W. MLK Jr. Blvd.
- **ASKING PRICE: \$1,100,000**



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**UNDER CONTRACT!**

Welcome home to your tropical oasis! This home features mature tropical landscaping providing tranquil views and privacy. Located at the end of Grove Avenue, this property is a private 2-acre retreat that includes a spacious ranch style house that has been well maintained by the original owner. It boasts many updates including new roof, gutters, and new water heater all installed / redone within the last two years. This home is perfect for year-round entertaining with a formal living room and dining room just off the entrance and a family room that features a beautiful brick fireplace. The kitchen includes a breakfast nook complete with a bay window perfect for enjoying your morning coffee with scenic views of your tropical paradise. Just outside of the family room is a large, screened lanai with a hot tub overlooking the beautifully landscaped backyard with koi pond and tiki hut seating area! Plenty of room for a pool and/or home additions! Property also includes greenhouse improvements that will suit the most avid backyard gardener. Don't miss out on the opportunity to make this private retreat your home!

**Asking Price: \$525,000**



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**Main Home Property**

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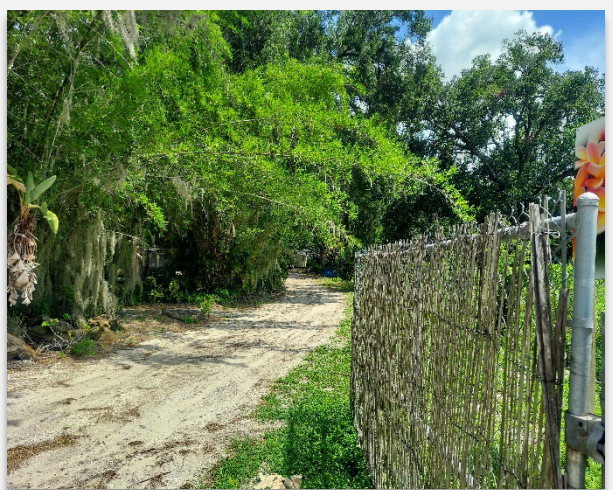


**FOR SALE**

Development opportunity in the heart of Seffner! 1.5+ acres with 100'+ frontage on W. Dr. MLK Jr. Boulevard. This infill property has a mix of commercial neighborhood and duplex (RDC-6 Zoning).

- 1.5+ Acres
- 100'+ of Frontage on W. Dr. Martin Luther King Jr. Blvd.
- Access from Highland Ave. & W. Dr. Martin Luther King Jr. Blvd.
  - Mixed Zoning CN & RDC-6
  - Water & Sewer Nearby

**Asking Price: \$575,000**



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**Southern 1.5+ Acres**

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*Property Photos*





*Property Photos*





Property Photos





Property Photos





## Property Photos





## Property Photos

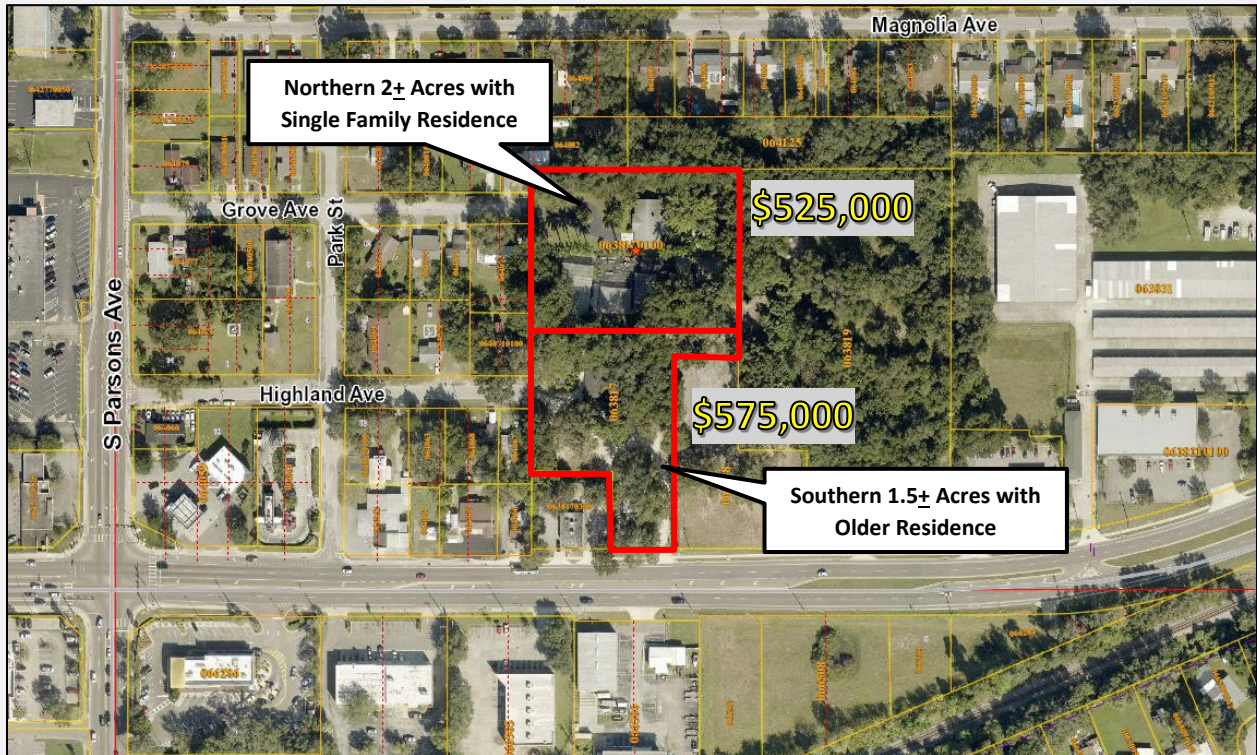
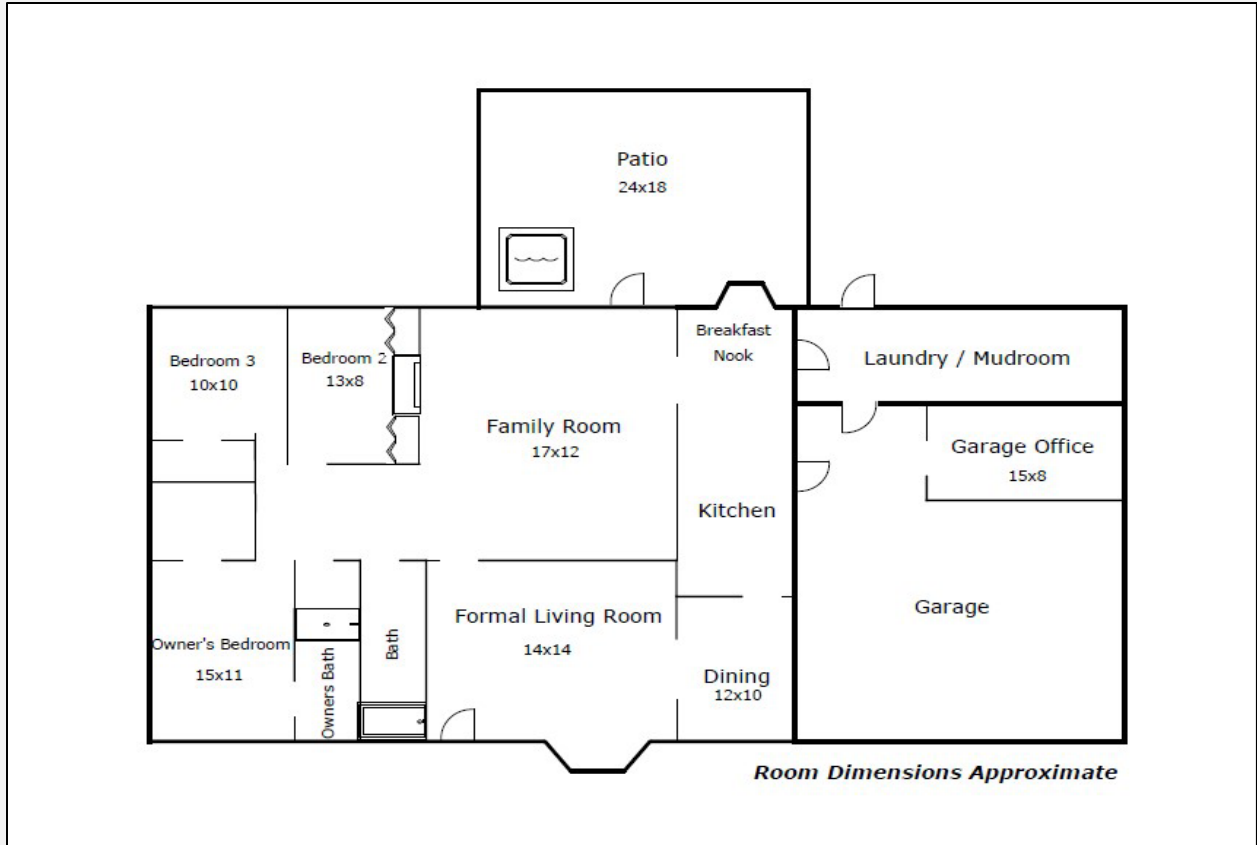




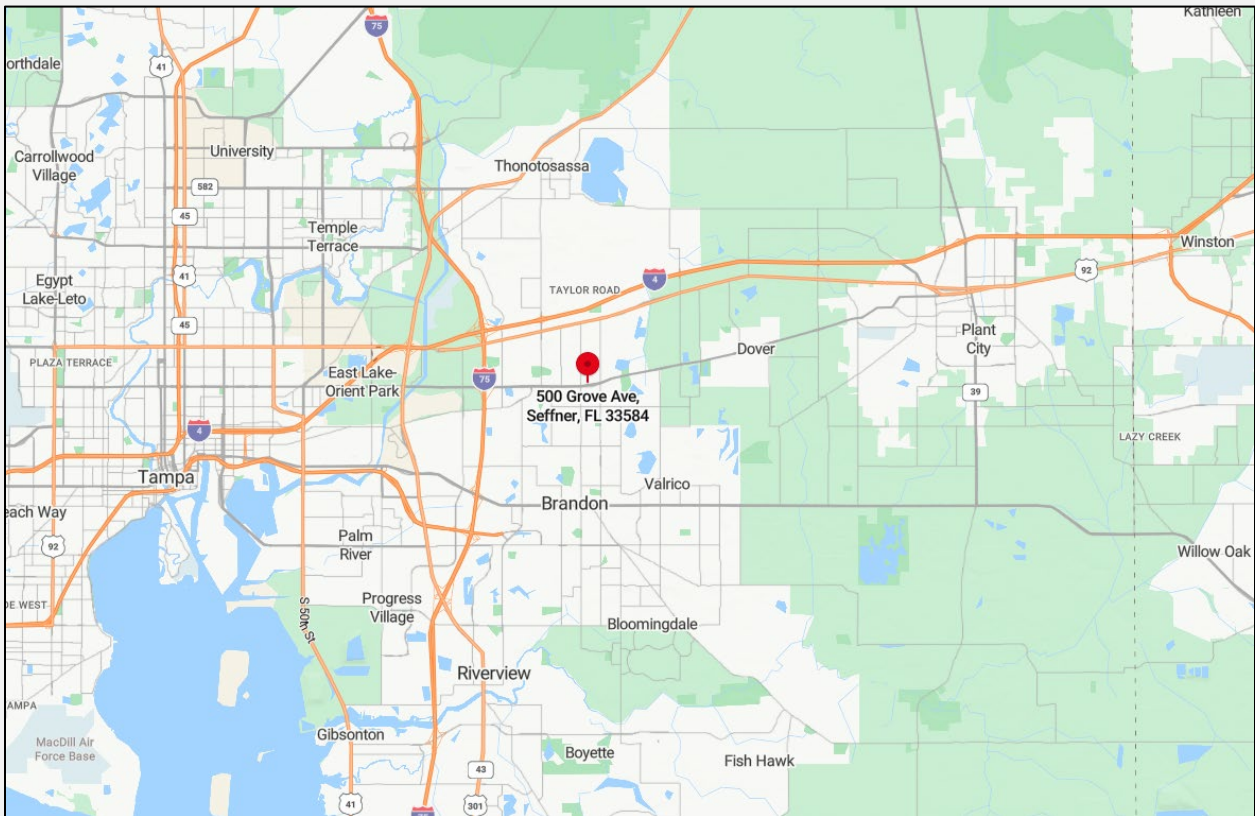
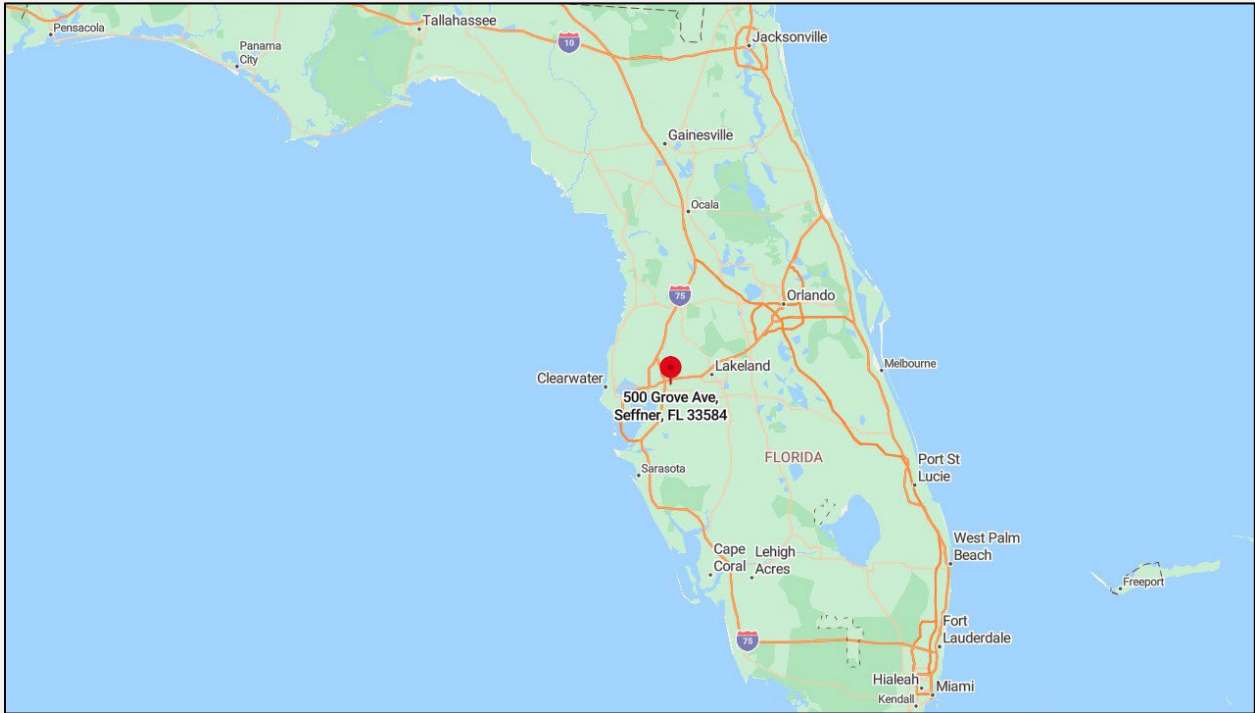
Property Photos



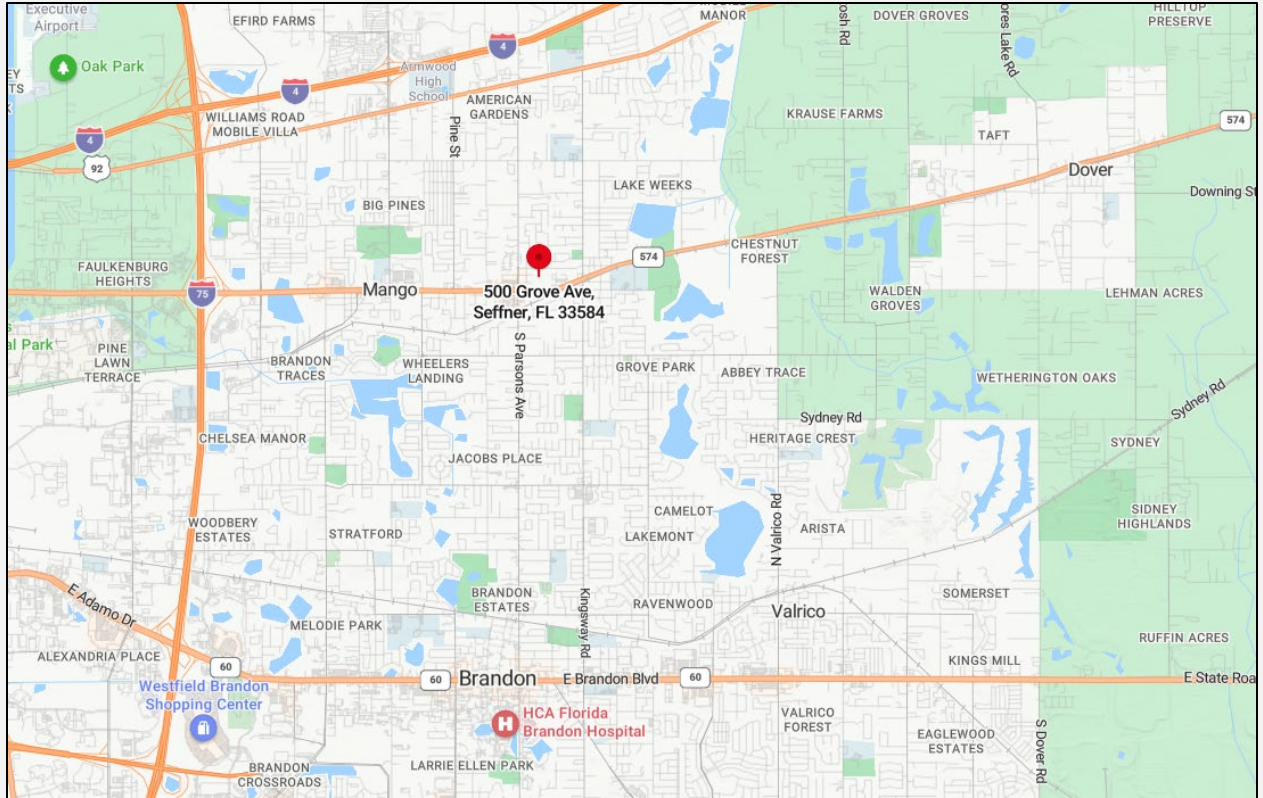






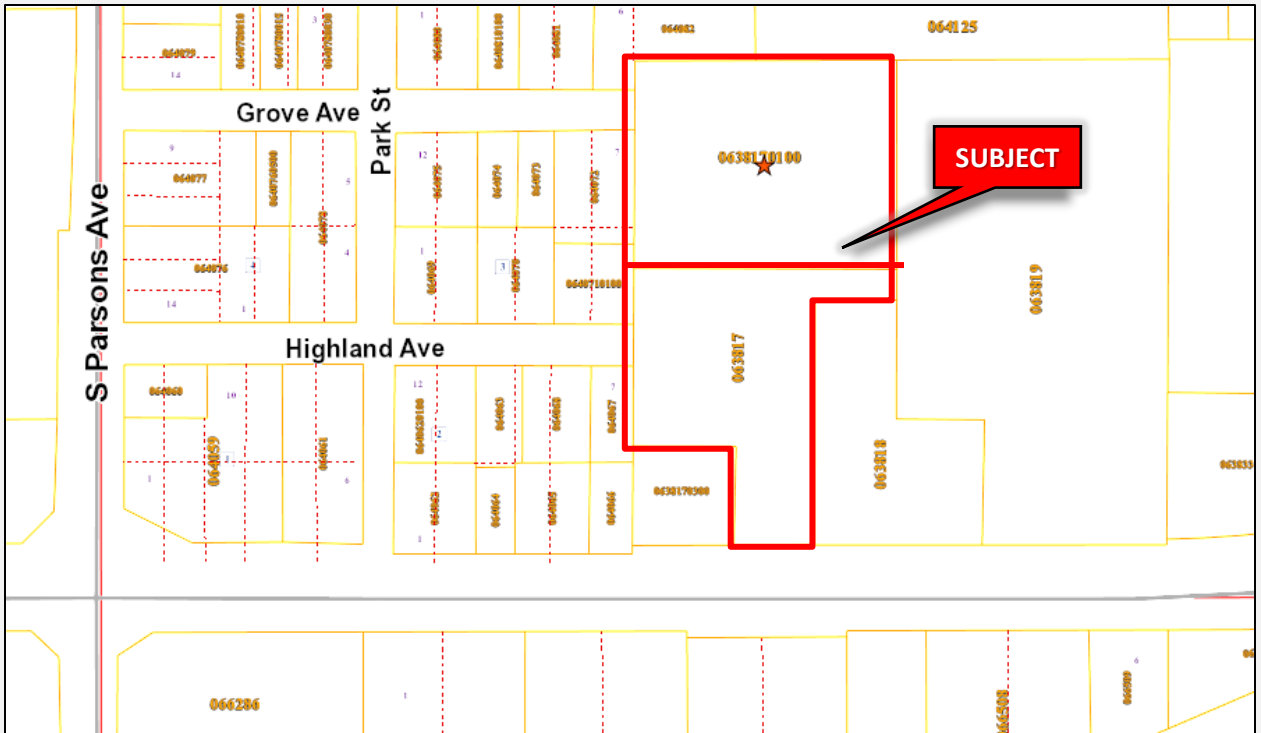








# Parcel Maps





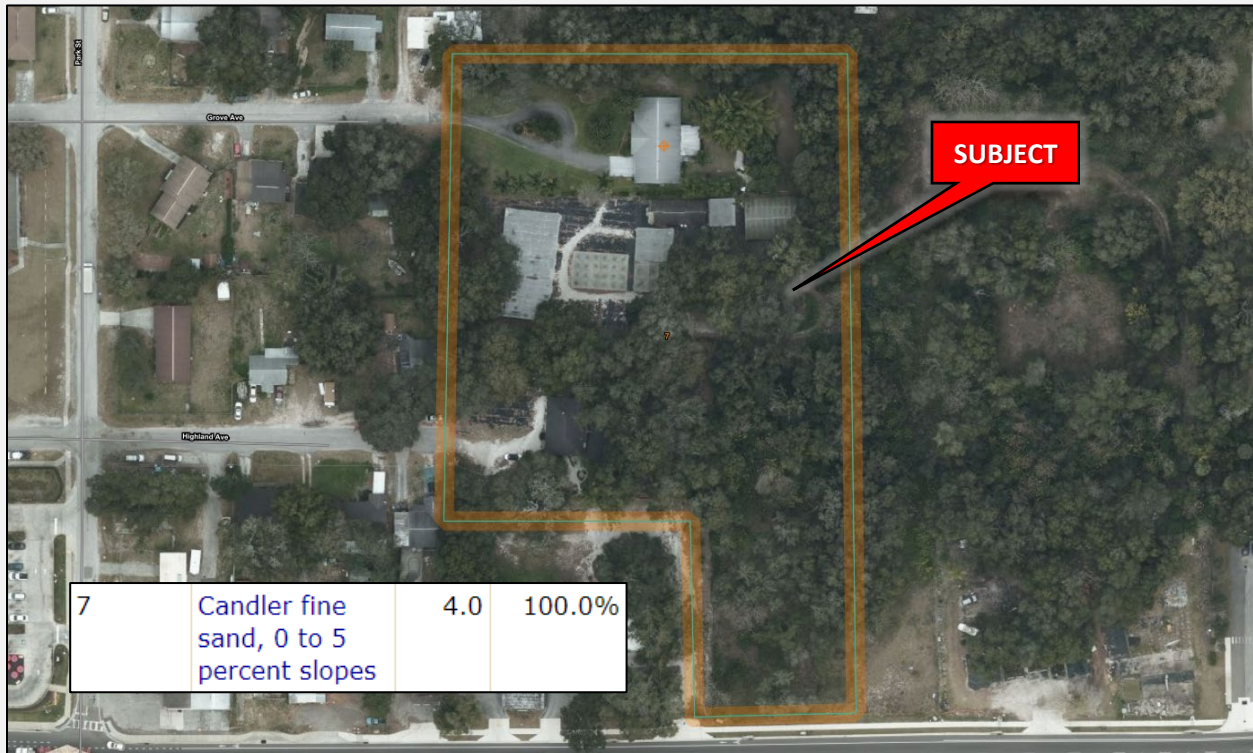




## Wetlands Map



## Soils Map





# Zoning Map

