

FOR SALE RETAIL USER OR REDEVELOPMENT PROPERTY
NEXT TO DOWNTOWN LAKELAND FLORIDA



901-915 N. Florida Ave., Lakeland. Florida 33801

6,500 Sq. Ft. Commercial User-Investment Property!

2 BUILDINGS on 1.2 Acres - may divided

Building 1: 1,649 Sq. Ft. and Building 2: 4,851 Sq. Ft.

WEST SIDE OF DOWNTOWN LAKELAND

FRONTS BUSY NORTH FLORIDA AVE. (S.R. 37)

Currently has a tenant but property is available for a buyer-user

SALES PRICE: Big Reduction! Now Only \$999,900.

Call For Details and a Detailed Package—Tours by appointment ONLY!

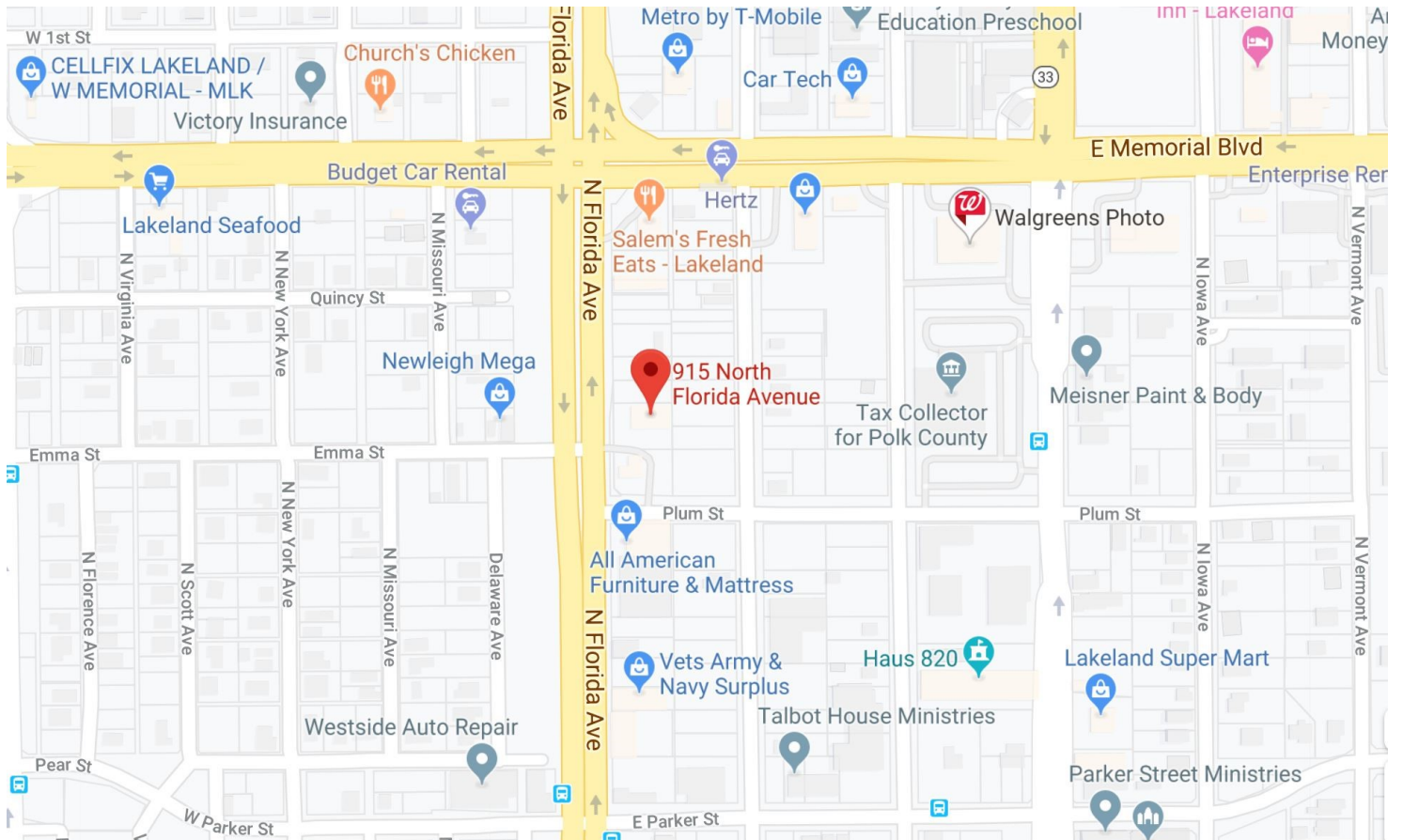
STEINBAUER ASSOCIATES, INC.

**COMMERCIAL - INDUSTRIAL - INVESTMENT: SALES, LEASING
AND PROPERTY MANAGEMENT**

(863) 647-1661 LAKELAND, FLORIDA

NOTE: EVERY EFFORT HAS BEEN MADE TO PROVIDE ACCURATE INFORMATION. HOWEVER WE ARE NOT RESPONSIBLE FOR ERRORS, OMISSIONS, PRIOR SALE, CHANGE OF PRICE OR WITHDRAWAL FROM MARKET WITHOUT NOTICE. BUYER INDEPENDENT OF BROKER OR OWNER SHALL VERIFY ALL PERTINENT DATA.

MAP



Located on busy North Florida Avenue just south of Memorial Boulevard on the west side of Downtown Lakeland. Substantial investment is being made in this area by the private sector and the City of Lakeland. Buy your piece of the booming downtown area before prices skyrocket!

AERIAL PHOTO

