

South Tampa - Former Bank

Hillsborough County, FL

CONTACT:

Name: Christian Yepes

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Property Information:

408 S MacDill Ave
Tampa, FL 33609

3,454 sf bank branch - 3 lane drive-thru
.5 acres +/-
Built in 2002
21 Parking Spaces

Traffic Counts:

S MacDill Ave: 21,350 cars per day

Demographics:

	Population	Avg. Income
1 mile:	18,734	\$109,932
Daytime Employees:	16,587	
3 miles:	121,377	\$108,454
Daytime Employees:	148,908	
5 miles:	240,950	\$90,139
Daytime Employees:	214,660	

Highlights:

- Within exclusive S. Tampa business district
- Tight market with high barriers to entry
- Significant daytime population increases
- Excellent visibility at prime corner location
- Dense residential backup

WWW.BDGFL.COM



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OFFICE / MEDICAL / FINANCIAL SPACE

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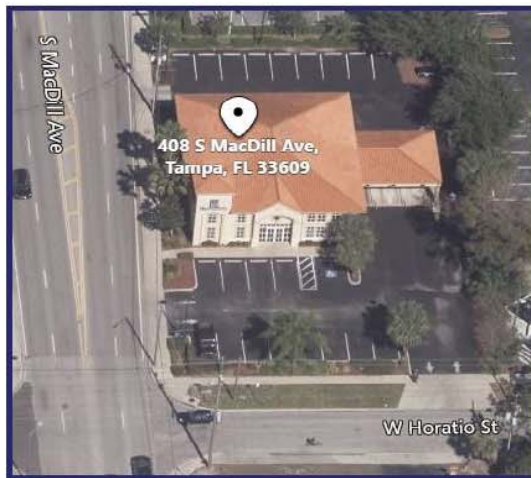
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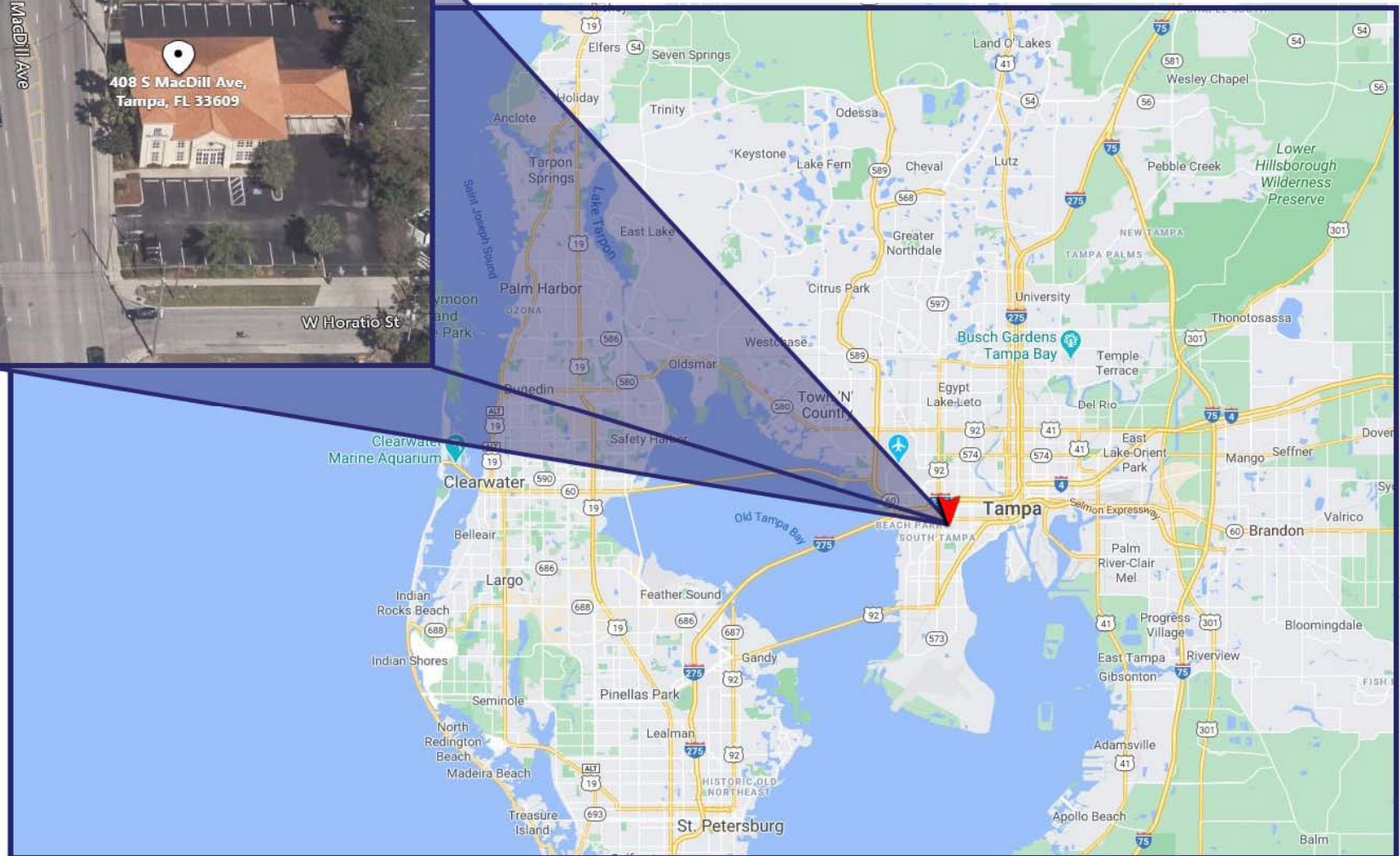
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LOCATION MAP



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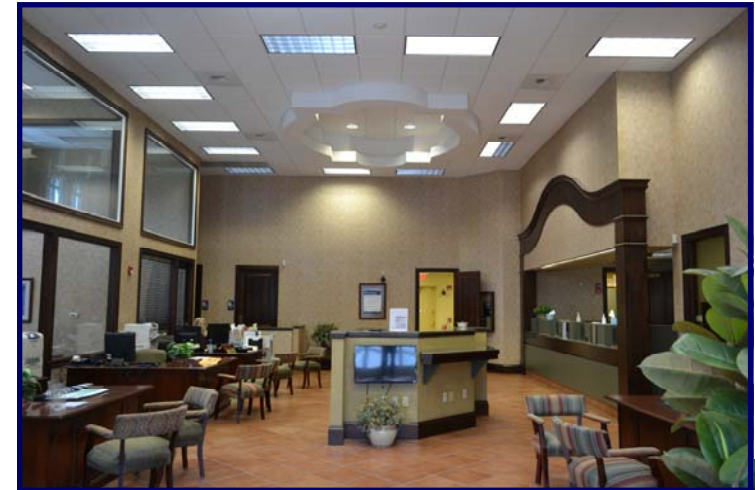
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INTERIOR PHOTOS



- Beautiful finishes throughout
- Move-in ready with flexible floorplan
- Currently set up with 5 offices and open center lobby area.
- Easy conversion to enclose drive through into more square footage
- Dedicated dumpster area

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EXTERIOR PHOTOS



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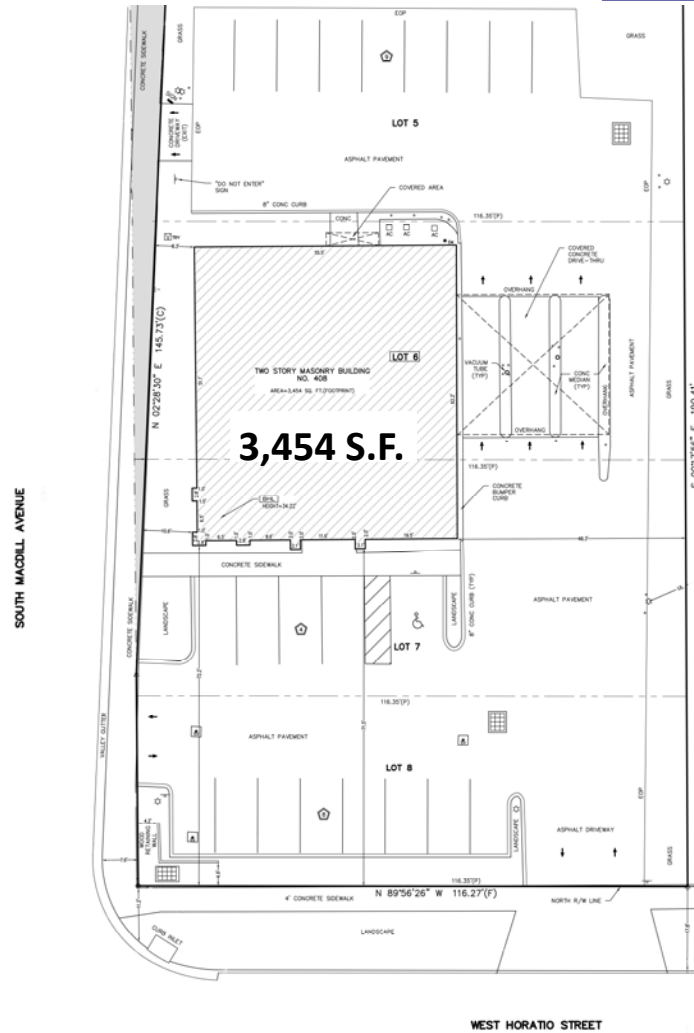
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SITE PLAN



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FLOOR PLAN

