

NEW DEVELOPMENT OPPORTUNITY

STATE ROAD 54, TRINITY, FL

**BERKSHIRE
HATHAWAY**
HOMESERVICES

FLORIDA
PROPERTIES
GROUP

COMMERCIAL DIVISION



8615 State Road 54, Trinity, FL 34655

The offering represents a rare, large-scale development opportunity within the established Trinity/New Port Richey trade area of western Pasco County. The approximately 40-acre assemblage, featuring more than 1,300 feet of frontage along State Road 54, offers the scale, visibility, and location required for a significant residential and commercial development.

The Property is located within one of Pasco County's most established residential growth corridors, surrounded by a substantial concentration of master-planned communities and established neighborhoods. Continued residential growth throughout the broader market has created sustained demand for additional housing, neighborhood retail, healthcare, dining, professional services, and other community-oriented uses. Potential development programs may include multifamily residential, build-to-rent, neighborhood commercial, medical and professional office, restaurants, and other complementary uses.

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