



# 8810 W NORFOLK STREET

TAMPA, FLORIDA

**Unique Adult Care, Daycare & School Facility Opportunity**

±4,200 SF | ±0.76 ACRES

**OFFERED AT \$995,000**

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# THE OPPORTUNITY

Rare opportunity to acquire a freestanding  $\pm 4,200$  SF facility on approximately 0.76 acres in Tampa. The property offers a flexible institutional layout with multiple large rooms, five restrooms, a full kitchen, office space, substantial fenced outdoor areas and dedicated on-site parking.

Historically operated as a childcare facility, the property can be marketed to a broader owner-user audience. RSC-6 zoning provides multiple permitted and conditional-use possibilities, creating potential for community residential, educational, religious, adult-care, recreational, residential and continued childcare uses, subject to applicable approvals and buyer verification.

## PROPERTY HIGHLIGHTS

- $\pm 4,200$  SF freestanding building
- $\pm 0.76$ -acre site
- Five restrooms
- Full kitchen
- Multiple classrooms / program rooms
- Office / administrative area
- Large fenced outdoor areas
- Dedicated on-site parking
- Seller financing available



# MULTIPLE POTENTIAL USES

Broaden the buyer pool beyond the property's historical childcare operation.

## PERMITTED / CORE OPPORTUNITIES

- Community Residential Home - Type A
- Single-Family Residential
- Family Day Care Home
- Public K-12 School
- Private Community Recreation
- Passive Recreation

## CONDITIONAL-USE OPPORTUNITIES

- Adult Care Center
- Church / Synagogue (300 seats or less)
- Housing for Older Persons
- Dormitory
- College / University
- Bed & Breakfast Establishment

## WHY THIS PROPERTY WORKS

- Existing institutional configuration
- Large flexible program rooms
- Kitchen and multiple restrooms
- Fenced outdoor recreation area
- Freestanding owner-user identity
- Alternative to costly conversion of retail or office space

*Potential uses are subject to Hillsborough County zoning, conditional-use approval where applicable, building/occupancy requirements, licensing and independent buyer verification.*

# PROPERTY GALLERY



8810 W Norfolk Street | Tampa, FL

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