

Tierra Verde

PRIME MIXED-USE INVESTMENT ON TIERRA VERDE'S MAIN CORRIDOR ST. PETERSBURG, FL 33715

Positioned at the gateway of one of Florida's most exclusive coastal communities, 1130 Pinellas Bayway S presents a rare mixed-use investment opportunity on Tierra Verde's singular commercial corridor. This property sits directly on SR 679 – the only road connecting Tierra Verde and the world-renowned Fort De Soto Park to the broader Tampa Bay metro – creating an unmatched captive traffic advantage shared by no other commercial address in the submarket.

The ground floor delivers two street facing commercial suites, each measuring 1,713 square feet, with configurations ready for your buildout for a restaurant, cafe, boutique retail, marine services, or professional office. The second floor has 4 residential units. Each unit is 868 sf, featuring 2 bedrooms and 1 bathroom with balconies. It may be possible to lease the residential units with minor upgrades. It is recommended that the buyer check with the local municipality regarding future use of the residential and commercial units.



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Few properties along Florida's Gulf Coast offer this convergence of captive corridor traffic, extraordinary consumer demographics, and built-in dual-income infrastructure!

List Price **\$1,550,000**

Property Highlights:

- Coastal Destination District, Gateway to Fort DeSoto
- Total Building Size: 8,600 SF
- Two Ground Floor, Street-facing Commercial Suites
- Four Residential Units: 2BR/1BA
- Dedicated Parking Spaces
- Lot Size: 0.23 Acres (10,289 SF)
- Zoning: C2 – Commercial
- Year Built: 1968

Photos
and More Info.



CLICK HERE



INQUIRE ABOUT THIS OPPORTUNITY

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Commercial Advisor

