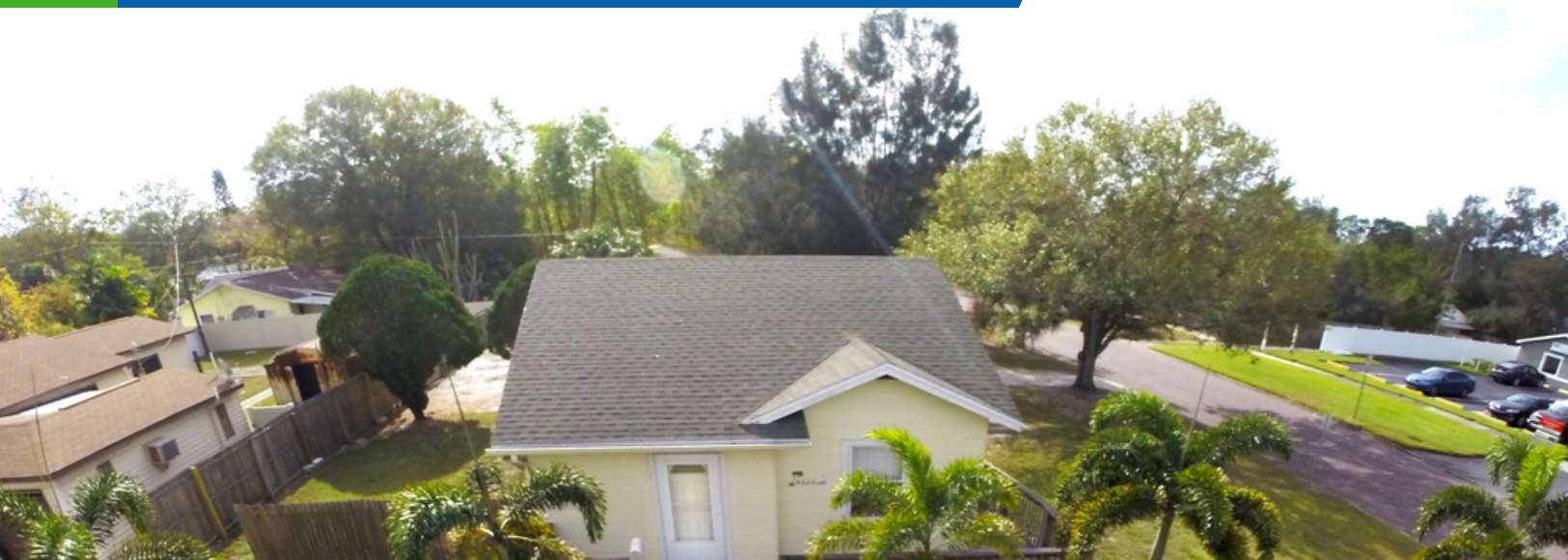


**FOR SALE**

\$279,000

**COLDWELL  
BANKER  
COMMERCIAL****NRT**

## 5226 GULFPORT BLVD S, GULFPORT, FL 33707

# FREESTANDING RETAIL BUILDING

### Property Description

This well located and charming 1,062 SF free standing building on the corner of Gulfport Blvd and 53rd St S with a finished out building is the perfect place for your business. It includes a 230 SF finished accessory building that could be used as storage, office, or additional retail. Property has 9 off-street parking spaces. Building is on a corner lot with approximately 17,000 vehicles per day. Situated close to Gulfport's City hall, and dozens of other businesses including fast food restaurants, cafés, convenience stores, insurance companies, etc.

### Property Highlights

- 17,000 Cars Per Day
- Corner Lot
- Freestanding Building
- Accessory Building
- 9 Parking Spaces

**Dan Huntington**

727.631.3798

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**Kris Dumke**

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kris@bridgewatercommercial.com

[www.cbcworldwide.com](http://www.cbcworldwide.com)**COLDWELL BANKER COMMERCIAL**

500 WESTSHORE BLVD | SUITE 850

TAMPA, FL 33609

813-286-6563



**5226 GULFPORT BLVD S, GULFPORT, FL 33707**

## **FREESTANDING RETAIL BUILDING**



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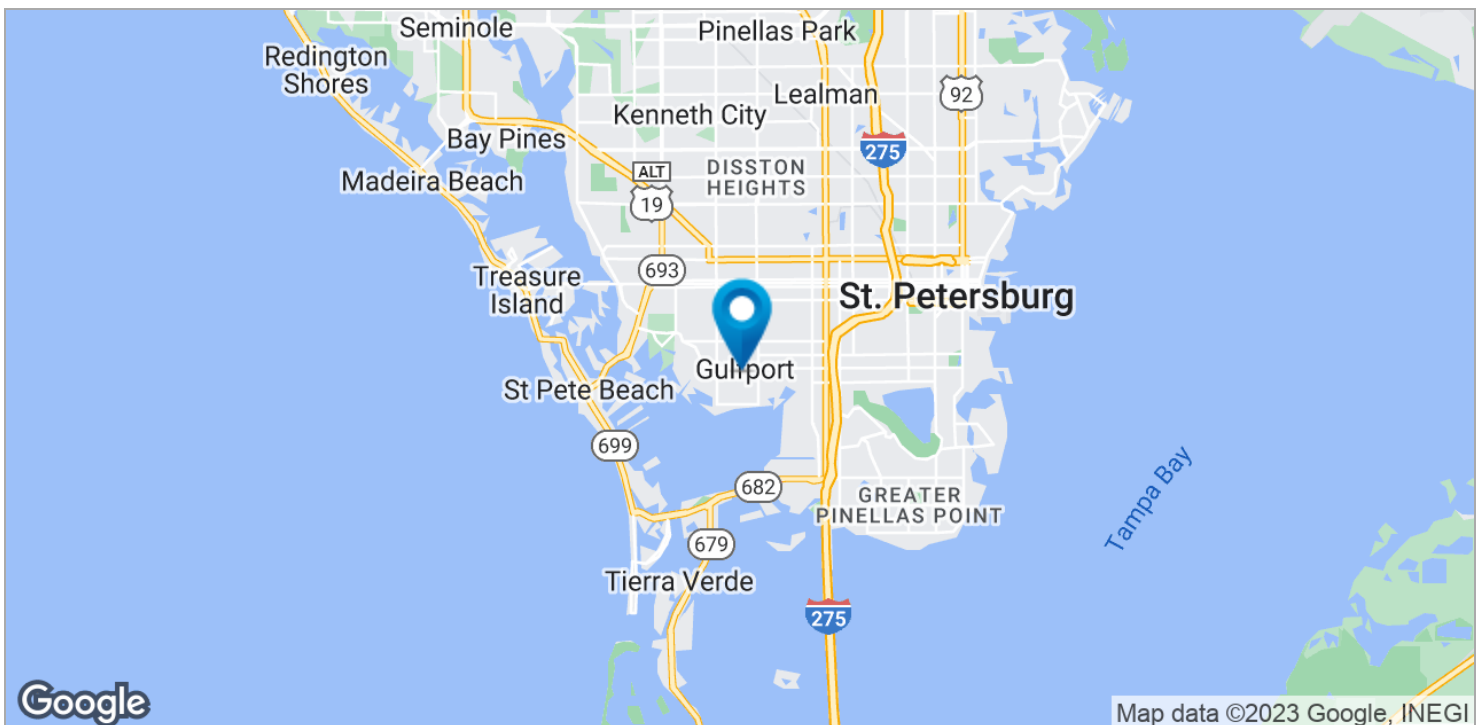
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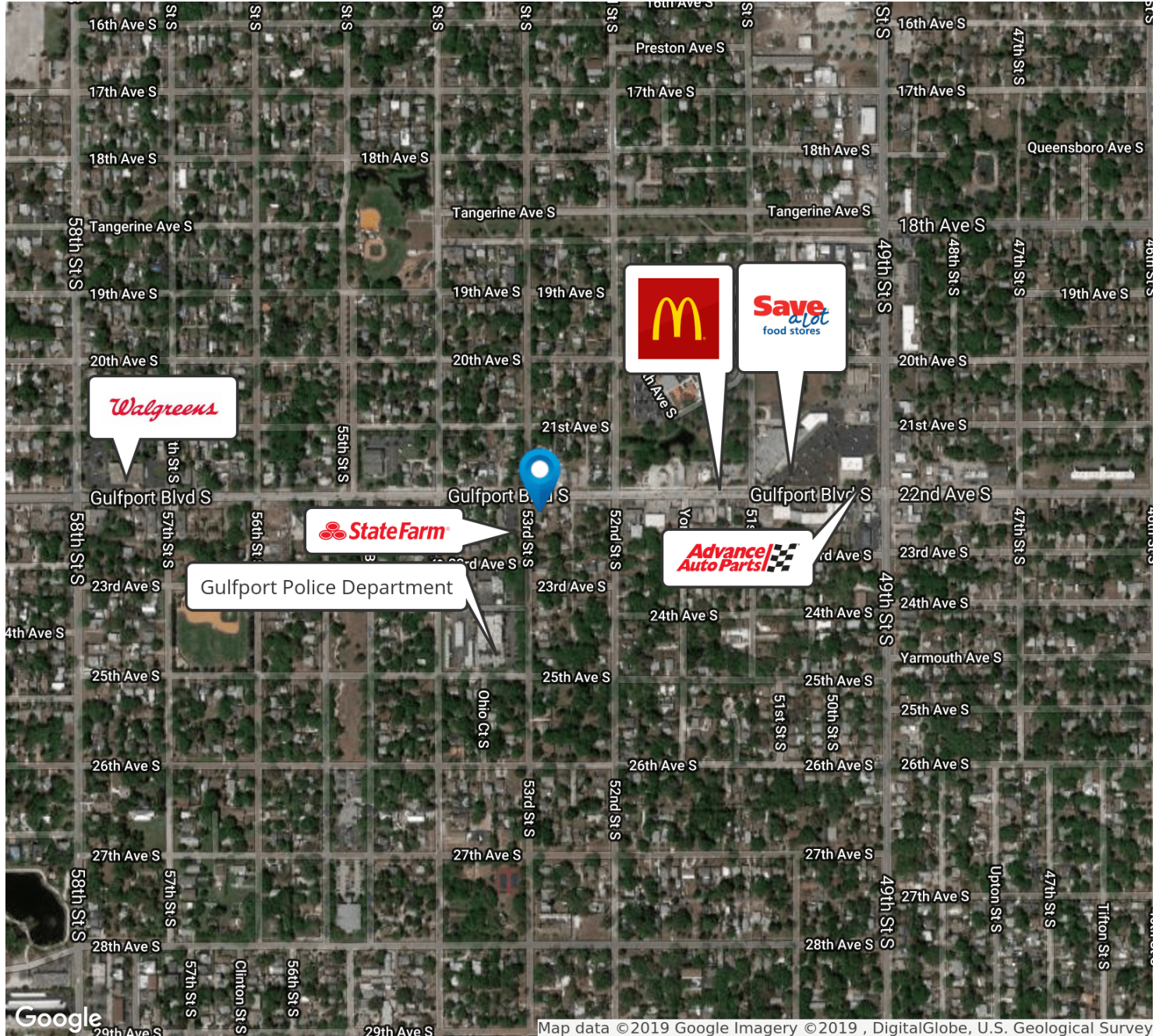
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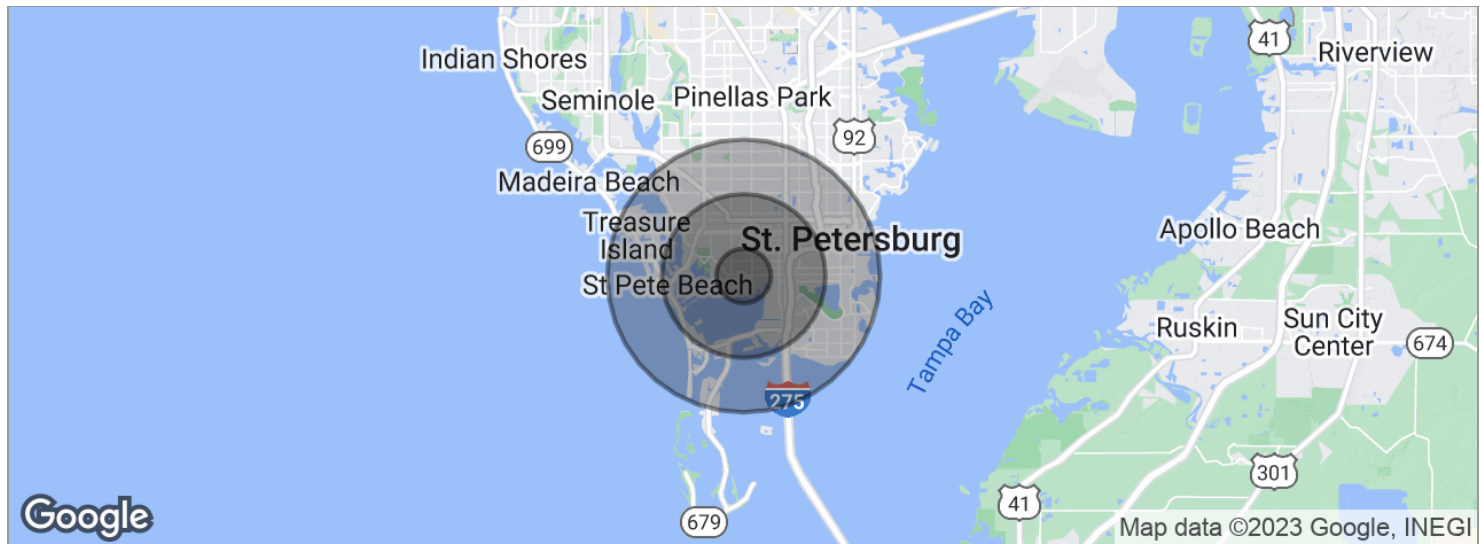
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NRT

# FREESTANDING RETAIL BUILDING



## POPULATION

|                     | 1 MILE | 3 MILES | 5 MILES |
|---------------------|--------|---------|---------|
| Total population    | 11,913 | 87,741  | 210,289 |
| Median age          | 43.4   | 43.3    | 42.9    |
| Median age (male)   | 41.0   | 41.1    | 41.2    |
| Median age (Female) | 46.2   | 45.0    | 44.3    |

## HOUSEHOLDS & INCOME

|                     | 1 MILE    | 3 MILES   | 5 MILES   |
|---------------------|-----------|-----------|-----------|
| Total households    | 5,439     | 37,794    | 90,877    |
| # of persons per HH | 2.2       | 2.3       | 2.3       |
| Average HH income   | \$53,617  | \$58,991  | \$56,830  |
| Average house value | \$197,819 | \$229,974 | \$226,814 |

\* Demographic data derived from 2020 ACS - US Census

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