

Fischbach LAND COMPANY



Fischbach Land Company
510 Vonderburg Dr., Suite 208
Brandon, FL 33511
813-540-1000

58th Ave. 1.32± Acres, St. Petersburg, FL
7.5 Dwelling Units/Acre, Retail Sales & Service, Office, And Educational Purposes
FischbachLandCompany.com/StPeteMixedUse

Blaise Lelaulu
Blaise@fischbachlandcompany.com

1.32± acres zoned Residential Agriculture (RA) with a future land use of Residential Urban (RU), allowing for 7.5 dwelling units per acre and nonresidential uses of retail sales and service, office, and educational purposes. This property consists of 3 parcel IDs and is located in unincorporated Pinellas County, adjacent to City of Pinellas Park. Just minutes from Publix, Winn Dixie, Lowes, Planet Fitness, HCA Florida St. Petersburg Hospital, and many other amenities. This property is 5+/- miles to the I-275 on ramp, providing convenient access across the bay.

County: Pinellas

Property Type: Residential Land, Development Land

Acreage: 1.32± acres

Square Feet: 57,499.2± SF

Sale Price: \$840,000

Price per Square Foot: \$14.60

Property Address: 6791 58th Ave N, St. Petersburg, FL 33709

Nearest Intersection: 58th Ave N & 66th St N

Road Frontage: 192± feet on 58th Ave N

Water By: Pinellas County

Sewer By: Pinellas County

Electric By: Duke Energy

Internet By: Spectrum, Verizon, Frontier, Xfinity

Soil Types: Pinellas Soils

Zoning: R-A

Future Land Use: RU (Residential Urban)

STR: 31-30-16

Folio/PIN: 31-30-16-69912-424-0302, 31-30-16-39636-003-0050,
31-30-16-39636-003-0060

Property Taxes: \$1,307.40 (2021)

Property Uses: Residential, retail, office

Site Improvements: 1,060± SF single family home



Market Map

Demographics 2021

1 Mile Radius

Population Summary

- Total Population: 15,853
- Households: 6,312
- Owner Occupied Housing Units: 4,463
- Renter Occupied Housing Units: 1,849
- Median Age: 47

Households by Income 2021

- Average Household Income: \$64,583

3 Mile Radius

Population Summary

- Total Population: 115,026
- Households: 48,304
- Owner Occupied Housing Units: 35,659
- Renter Occupied Housing Units: 12,646
- Median Age: 47

Households by Income

- Average Household Income: \$71,575

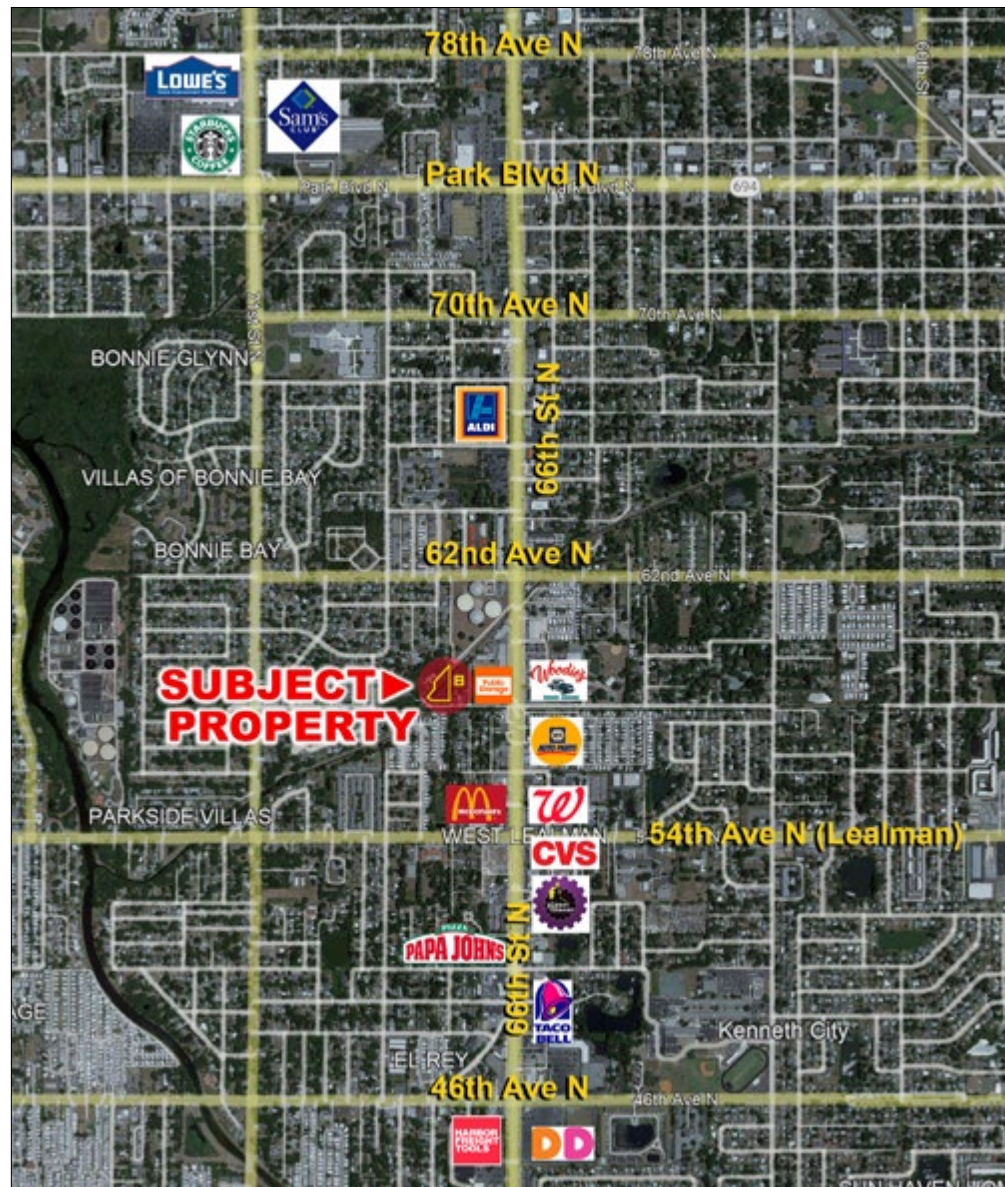
5 Mile Radius

Population Summary

- Total Population: 269,718
- Households: 119,346
- Owner Occupied Housing Units: 85,943
- Renter Occupied Housing Units: 33,402
- Median Age: 49.4

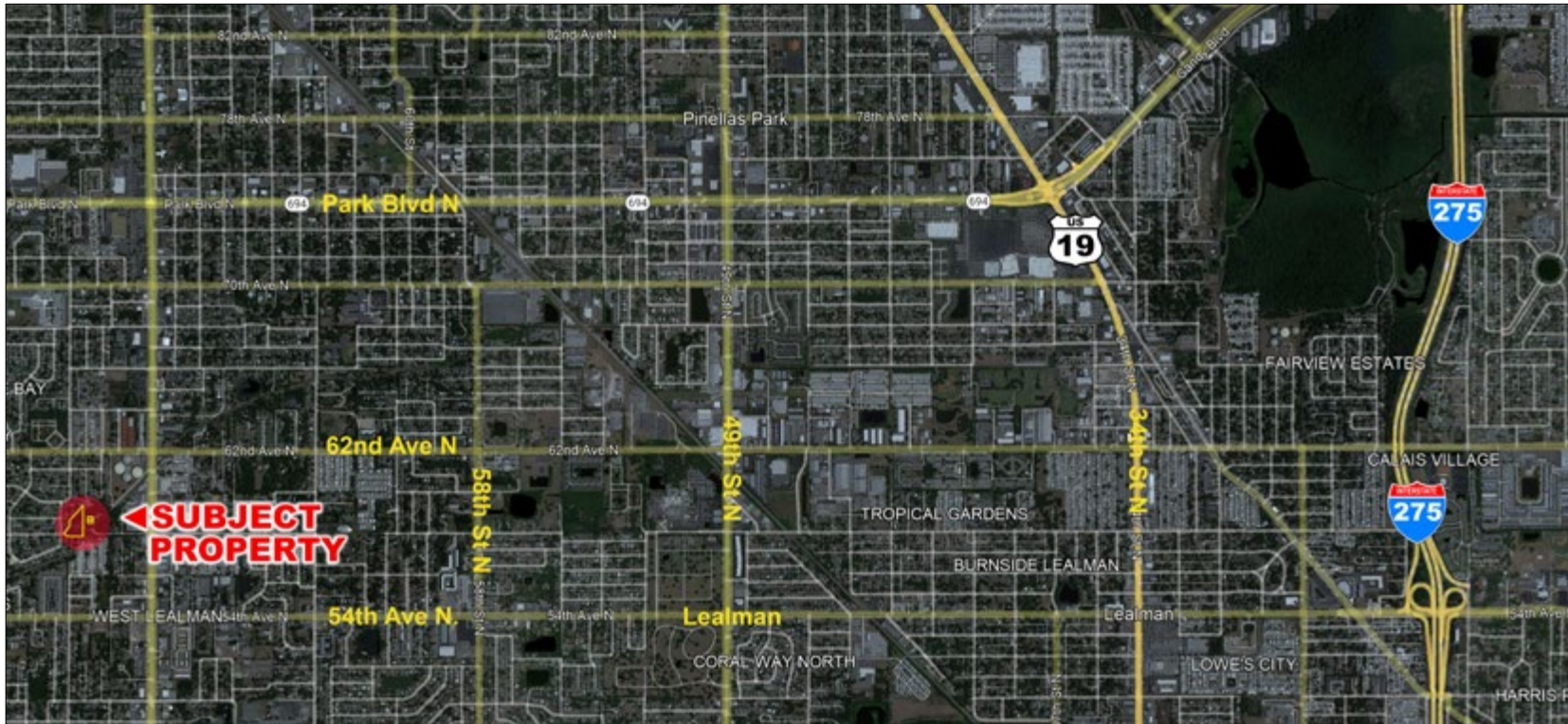
Households by Income

- Average Household Income: \$75,329





**Just Minutes from Publix, Planet Fitness, HCA Florida St. Petersburg Hospital, and Many Other Amenities
Property is 5± Miles to the I-275 On Ramp, Providing Convenient Access Across the Bay**



Directions to Property From I-75:

- Take Exit 28 for FL-694 West toward Pinellas Park (4.5 miles)
- Turn left onto FL-693 / 66th St N (1 mile)
- Turn right onto 58th Ave N
- Property is on the right side of the road