

SOUTH TAMPA COMMERCIAL OPPORTUNITY

OM VENTURES

5251 S Dale Mabry Hwy | Tampa, Hillsborough County, FL



FAÇADE RENOVATION COMING SOON

1,400 SF Available for Lease

The information contained herein was obtained from sources deemed reliable and accurate; however, no guarantees or warranties are made as to the completeness and accuracy thereof.

Steliyan Ivanov

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Dharma Malempati

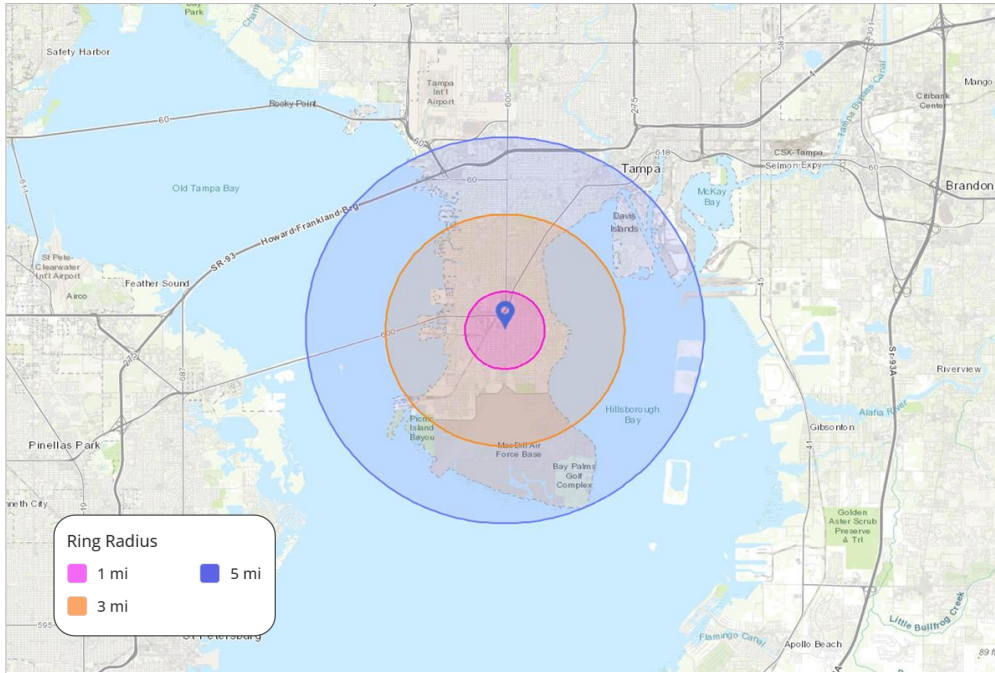
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2025 DEMOGRAPHICS

	1 -Mile	3-Mile	5-Mile
Total Population	17,483	78,218	140,156
Daytime Population	16,847	73,749	199,460
Total Households	8,079	35,328	62,583
Average HH Income	\$132,115	\$169,400	\$173,348



LOCATION

SWC S Dale Mabry Hwy & W Paxton Ave
Folio # 132613-0000



AVAILABLE

Suite A – 1,400 SF



RATE

Call for Details



HIGHLIGHTS

- Excellent Visibility Along S Dale Mabry Hwy
- Located in One of South Tampa's Busiest, Most Affluent Corridors
- Easy Access for Both Northbound & Southbound Traffic
- Building's Front Exterior to Be Fully Updated
- Ideal for Retail, Office, or Medical Users



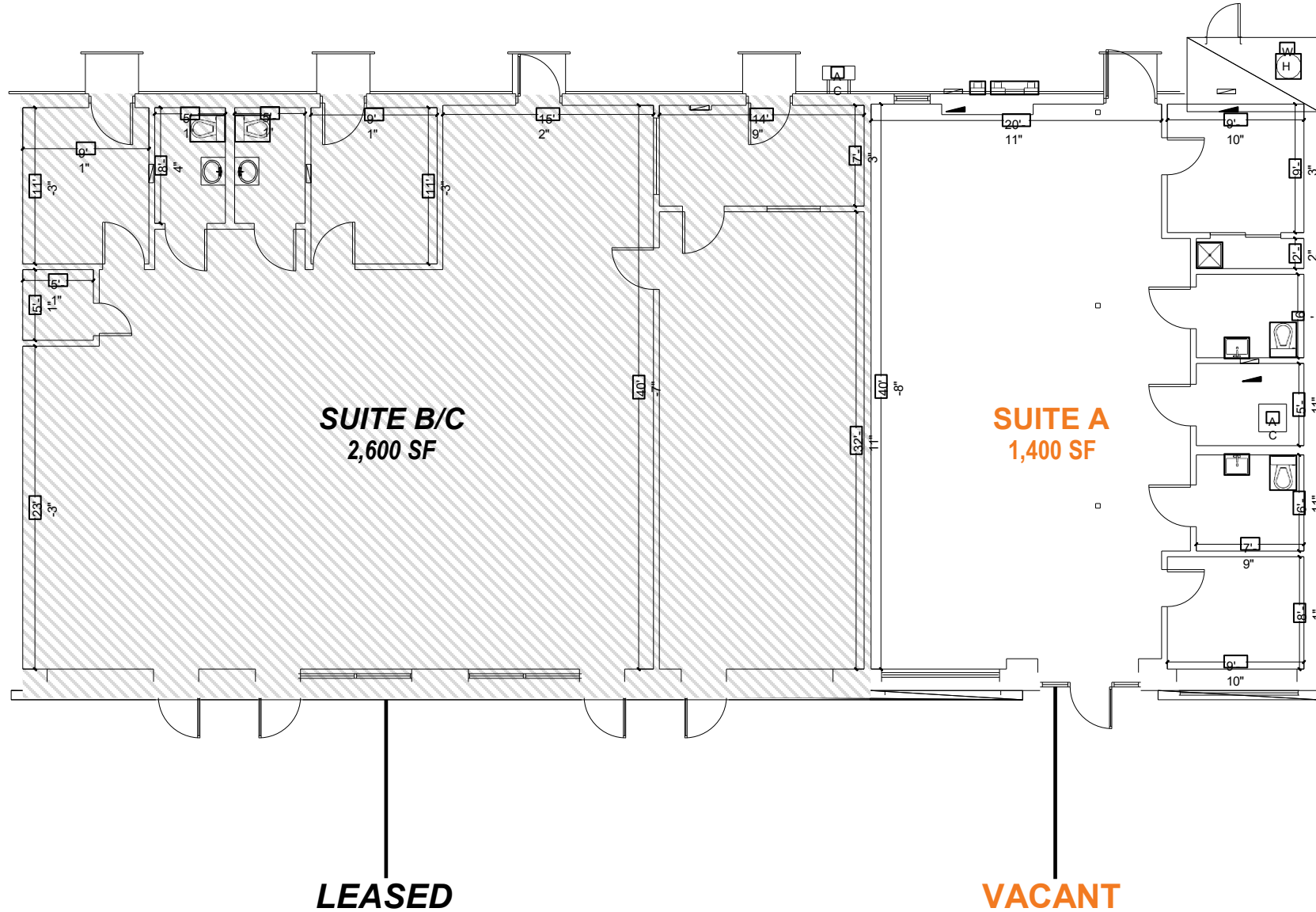
TRAFFIC COUNTS (FDOT)

S Dale Mabry Hwy – 34,000 VPD
Gandy Blvd – 42,000 VPD

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SUITE A



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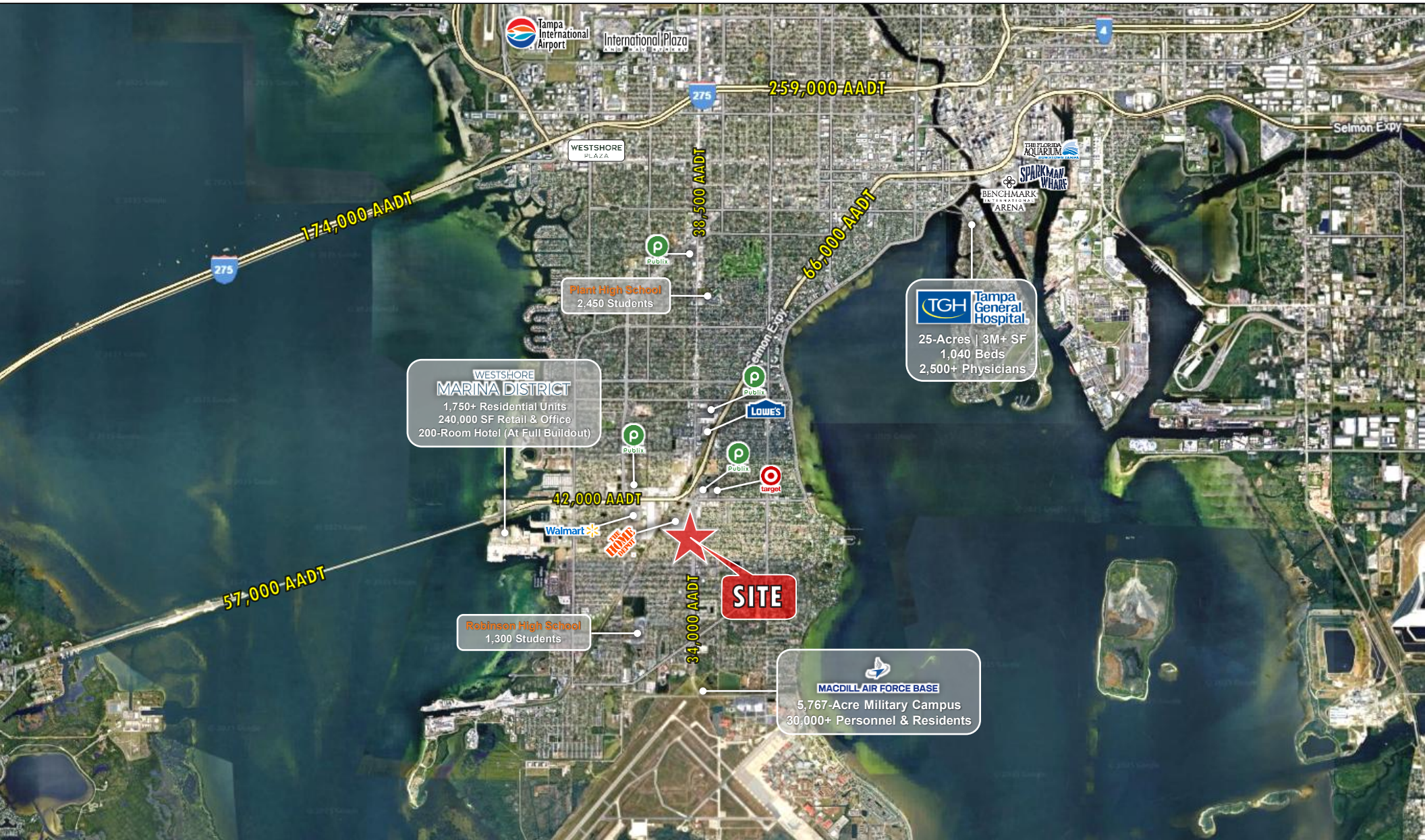
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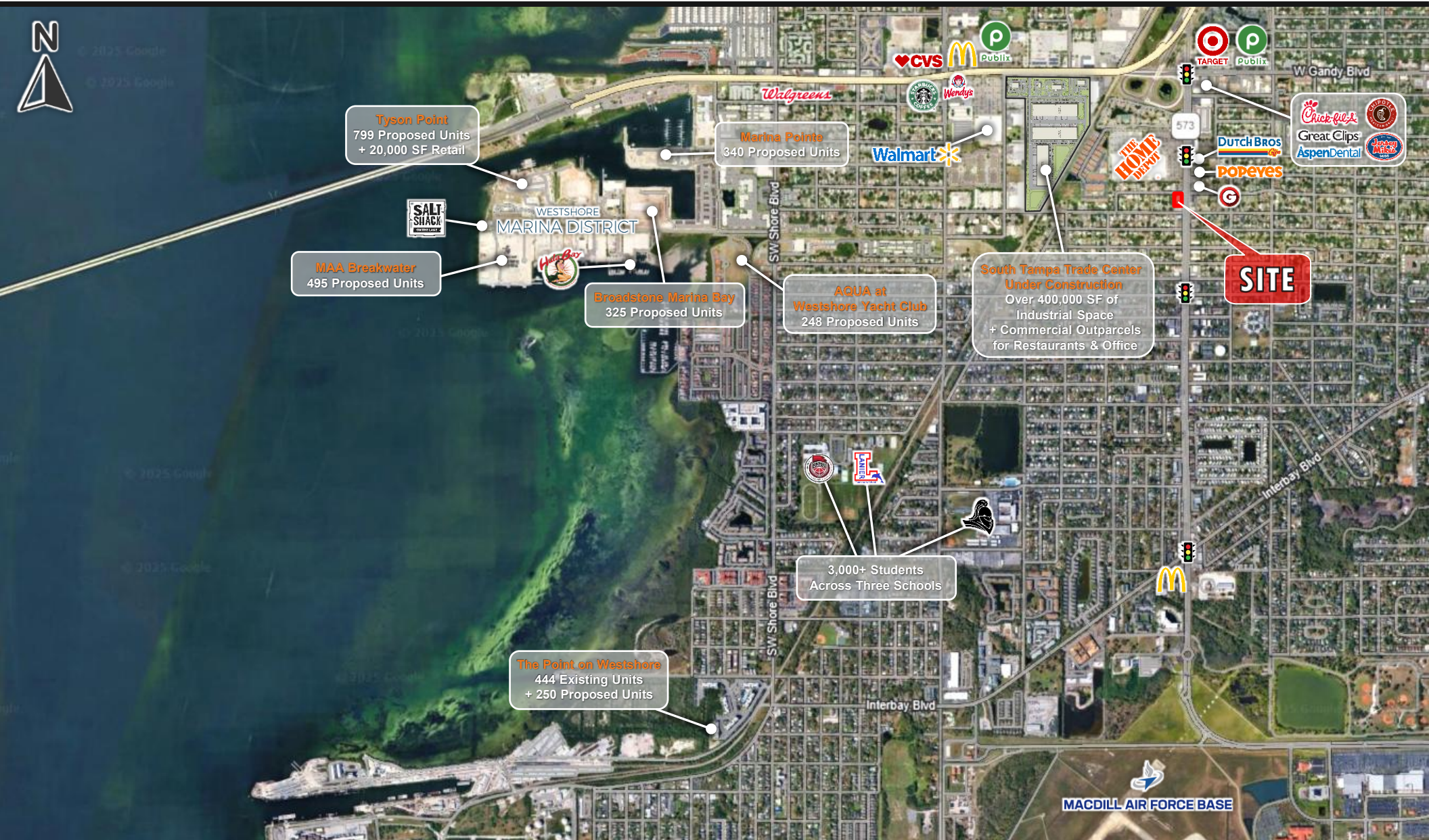
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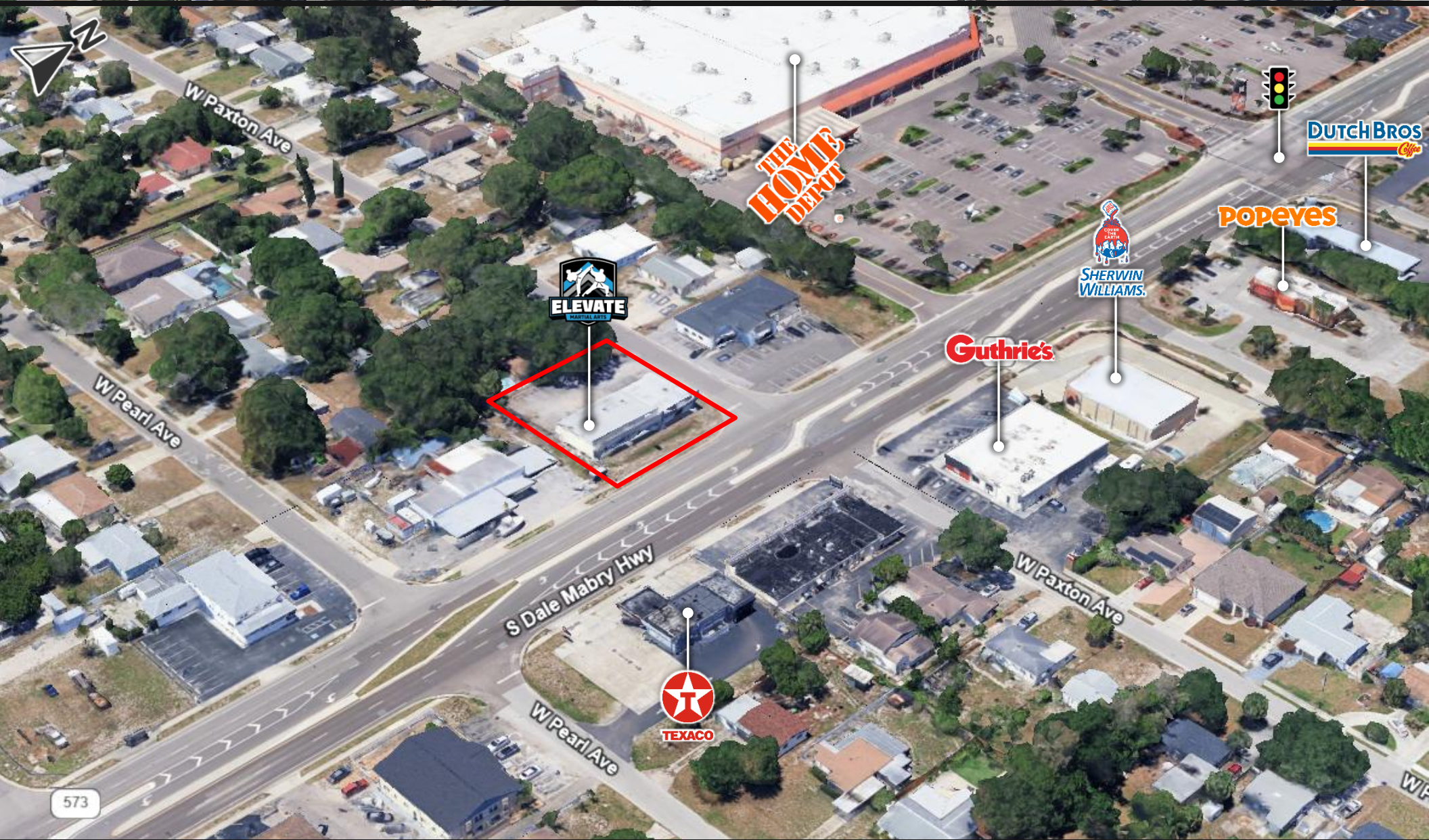
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CONCEPTUAL FAÇADE RENDERINGS



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