



Fischbach
LAND COMPANY

INTERSTATE
75

**SEFFNER
INVESTMENT**
4.80± ACRES

Property Overview

Excellent investment opportunity for 4.80± acres just north of the I-4 and I-75 interchange, 4± miles to the I-4 on ramp, and 5± miles to the I-75 on ramp. This property is zoned AS-1 and AR, with a future land use of RES-4, allowing for 4 units to the acre or neighborhood commercial, office, or multipurpose uses. There is a 12-inch watermain and 6-inch force main running in front of the site on Williams Road. Conveniently located with easy access into Tampa in addition to proximity to I-4 and I-75, just 2± miles from Highway 301 and E Fowler Avenue.



[FischbachLandCompany.com/SeffnerInvestment](https://www.FischbachLandCompany.com/SeffnerInvestment)

Property Highlights



4± miles to I-4/I-75 Interchange



Future Land Use RES-4

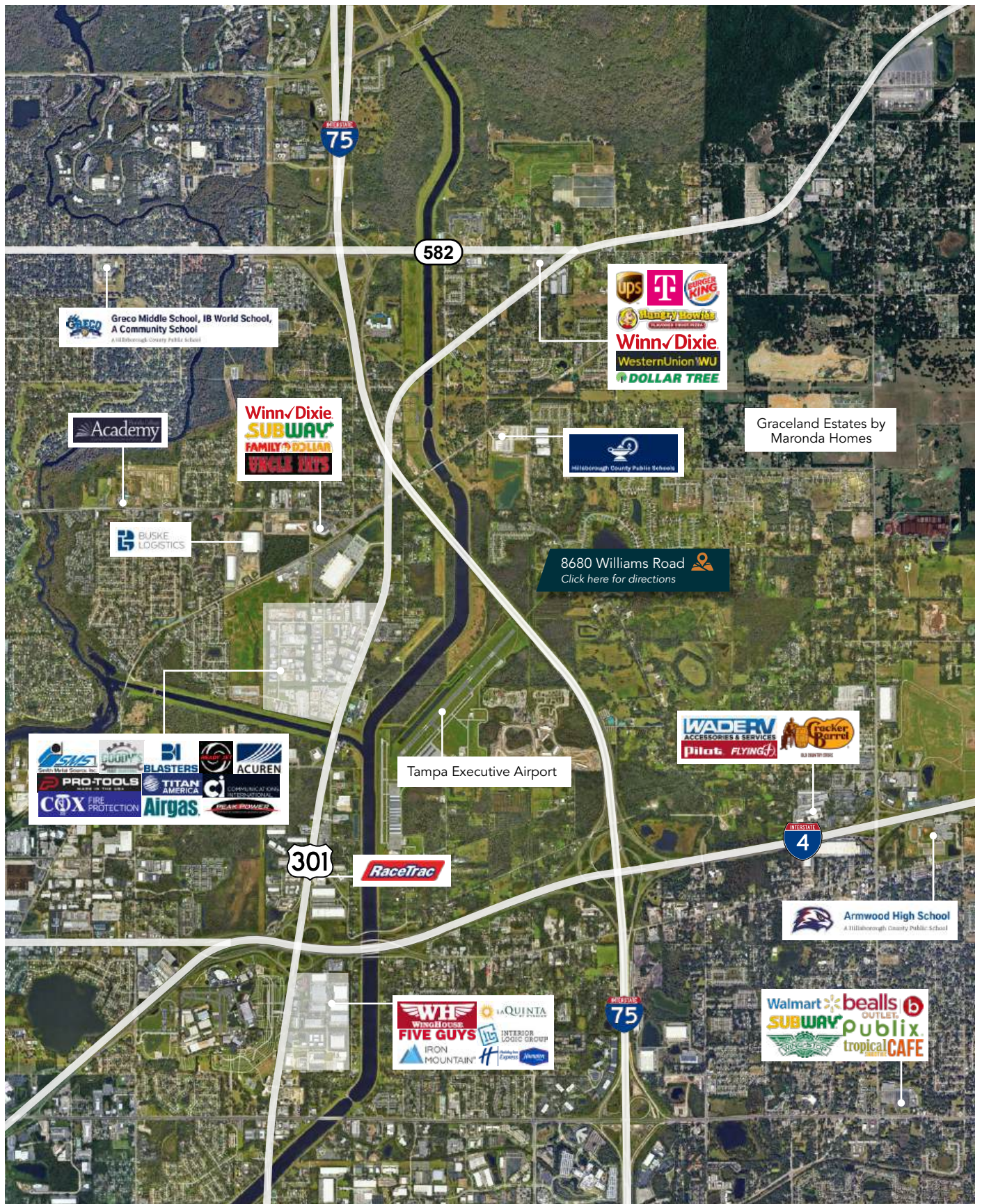


Utilities in Front of Site



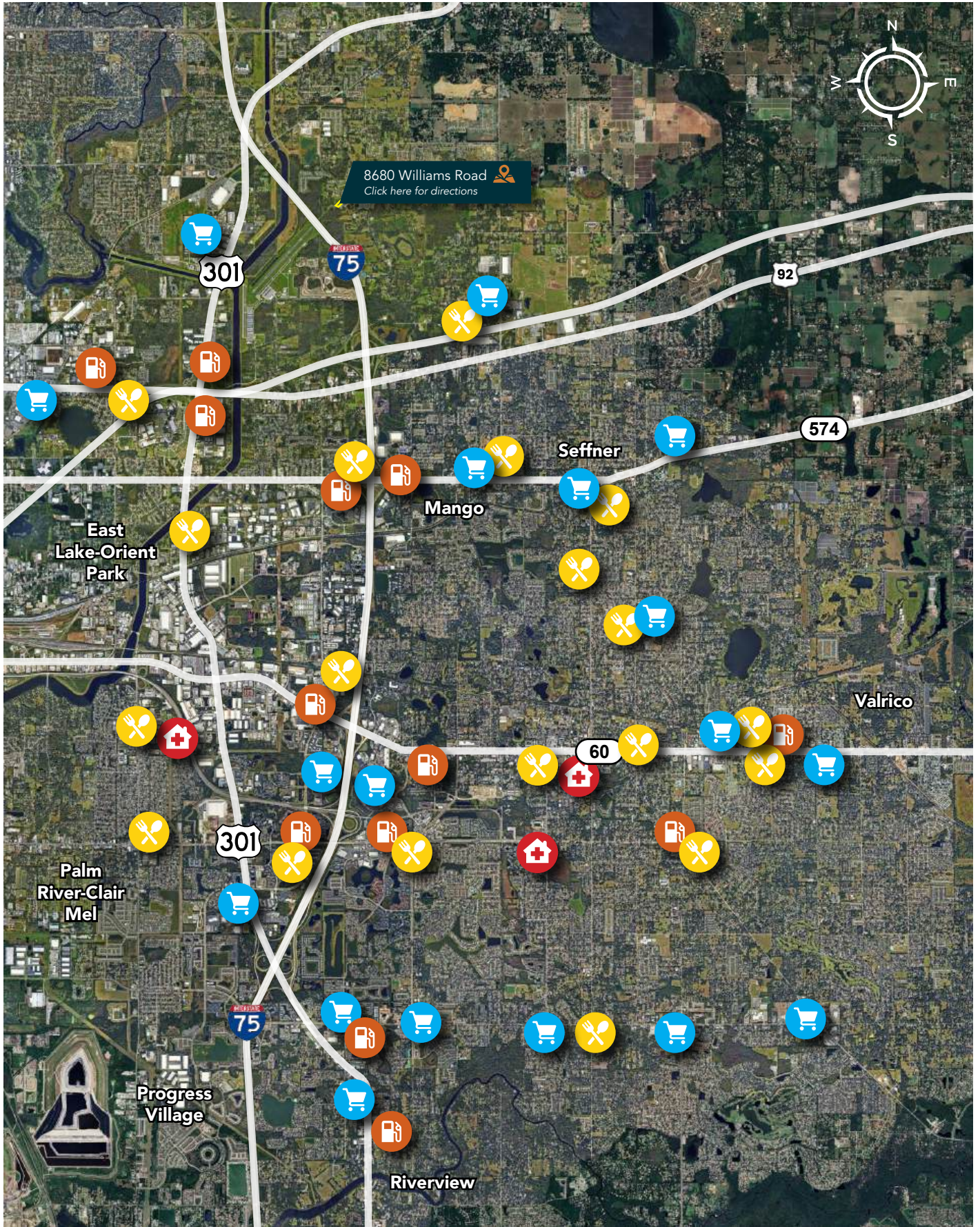
Price	\$450,000	Future Land Use	RES-4
Property Address	8680 Williams Road, Seffner, FL 33584	County	Hillsborough
Property Type	Acreage Homesites and Investment	Parcel ID	061560-0200
Size	4.80± Acres	STR	20-28-20
Zoning	AS-1 and AR	Utilities	2 wells on site, 12-inch watermain and 6-inch forcemain

Market Map









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FISCHBACH LAND COMPANY

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