

Restaurant Winter Haven Florida

2775 US Highway 17 North, Winter Haven, FL 33881

Comparable ID: 1227913
Property Type: Retail-Commercial
Archived As: Sold
Archived Date: 4/21/2011
Closing Date: 4/20/2011
Asking Sale Price: \$600,000
Final Sale Price: \$500,000
Final Sale Unit Price: \$52.09 Per SF



Property Overview

NOW WITH OWNER FINANCING, approved 8/10/2010 It should go quickly. This property has a new Lake Front community on the Winter Haven Chain of Lakes contiguous to it. An assisted living center is also contiguous to the property. 190 parking spots with excellent lighting. Seats 260. 8 Adult communities within a 5 mile radius and the Winter Haven airport is less than 4 miles away. The new

Legoland theme park will be opening up in October 2012 with more than \$100 million investment capital.

Transaction Details

General Information

Transaction Type:	Sale	Gross Building Area (GBA):	9,599 SF
Property Subtype:	Tavern/Bar/Nightclub, Restaurant, Mixed Use, Free-Standing Building	Gross Land Size:	2.30 Acres
Property Name:	Restaurant Winter Haven Florida	Zoning:	Highway Commercial
Tax ID Number/APN:	172826-000000-013080	Building Name:	Whistle Blower Junction
Building Size (RSF):	9,599 SF	Property Status:	Existing
		Core Factor:	9,599

Buyer & Seller

Lising Broker Name:	Daniel Swing	Listing Broker Phone:	863-680-3322
Listing Broker Company:	RE/MAX PARAMOUNT PROPERTIES		

Sale Transaction

Recording/Closing Date:	4/20/2011	Sale Price:	\$500,000
Days on Market:	247	Currency Type:	1
Contract Date:	3/23/2011	Sale Terms:	Other
Proposed Closing Date:	4/25/2011	Arms Length Transaction:	Yes
Listing Price:	\$600,000	Special Conditions:	Other

Area & Location

Property Located Between:	Innman and Ave Z and 8th street, aka lake alfred rd. aka us hwy 17	Property Visibility:	Excellent
Road Type:	Highway	Street Name:	us hwy 17
		Transportation:	Highway

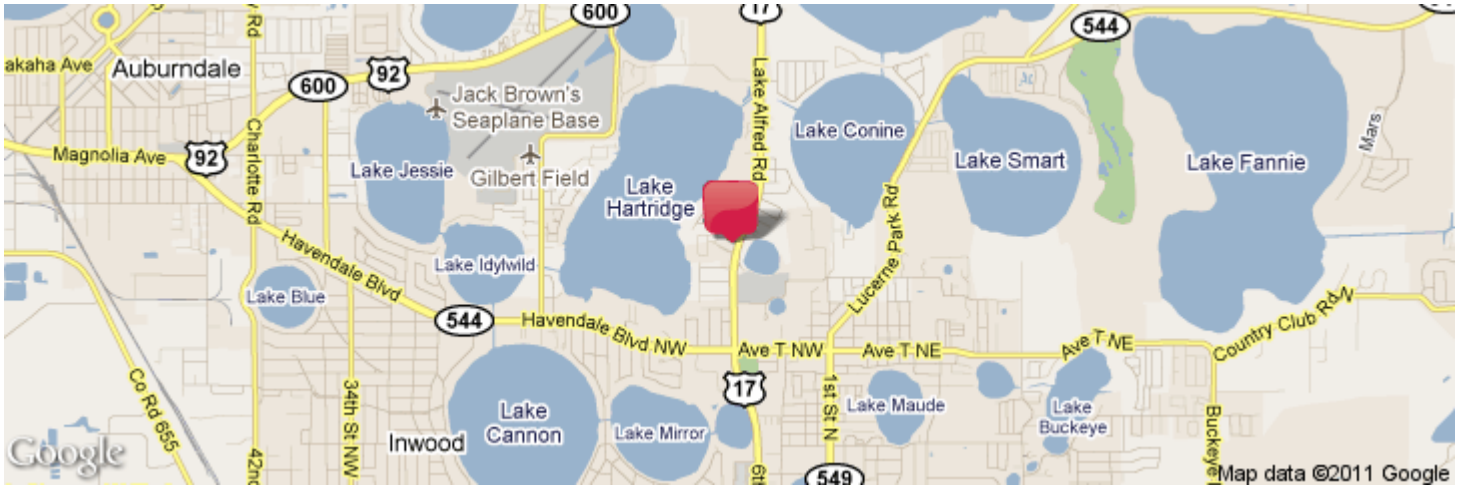
Building Related

Core Factor:	9,599
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Location

Address: 2775 US Highway 17 North
Winter Haven, FL 33881

County: Polk
MSA: Lakeland-Winter Haven



Property Contacts



Daniel Swing
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