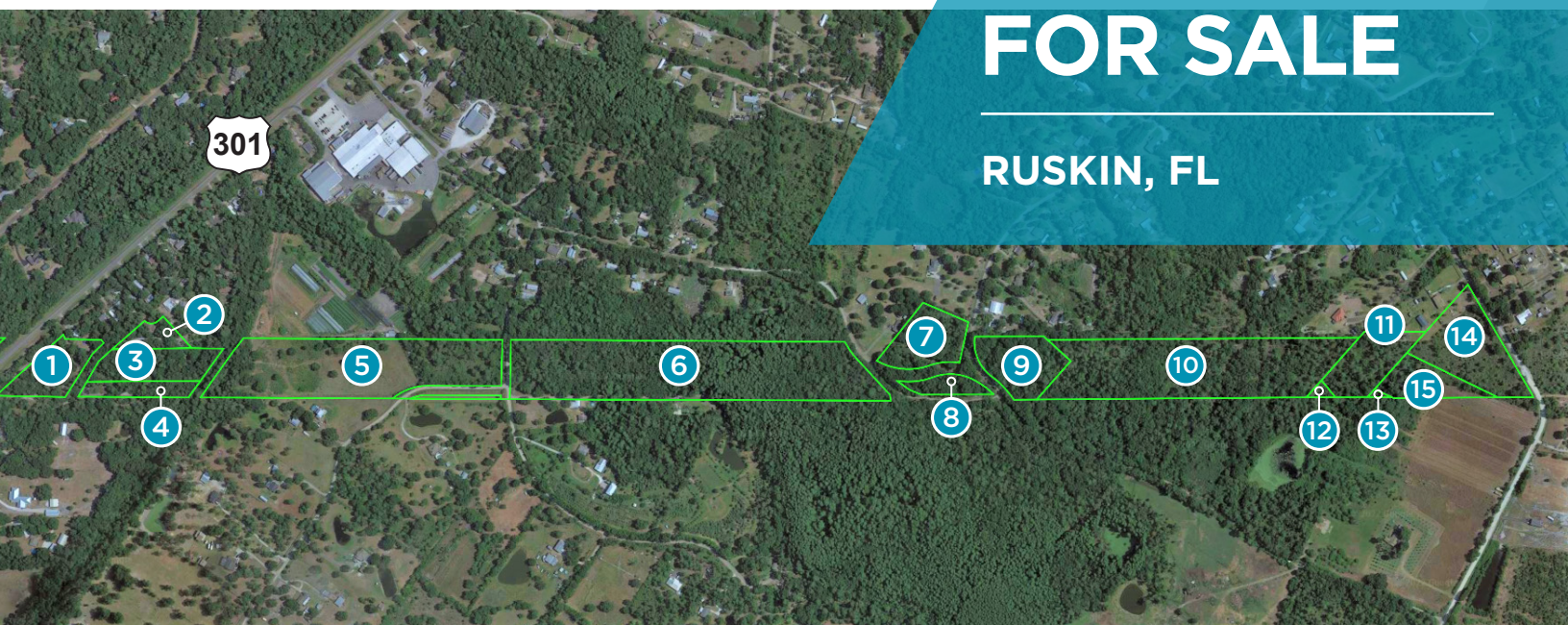


# Tampa Bay Region Land Acquisition Opportunity



## FOR SALE

RUSKIN, FL

**+/- 256 AC AVAILABLE**

**AGRICULTURAL &  
RESIDENTIAL LAND**

### Contact

**JOHN B. JACKSON, CCIM, SIOR**  
Managing Director  
+1 813 424 3202  
john.jackson@cushwake.com

**JT FAIRCLOTH**  
Director  
+1 813 204 5362  
jt.faircloth@cushwake.com

**CASEY PERRY**  
Associate  
+1 813 233 6564  
casey.perry@cushwake.com

# FOR SALE

+/- 256 AC AVAILABLE



## Tampa Bay Region Land Acquisition Opportunity

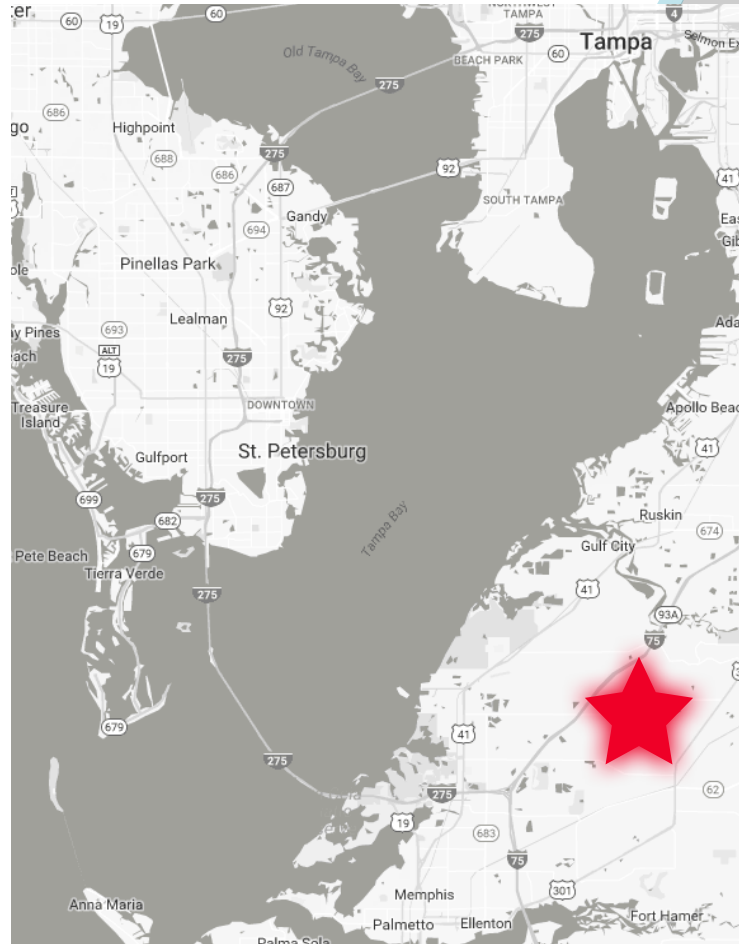
AGRICULTURAL & RESIDENTIAL LAND | RUSKIN, FL

### PROPERTY HIGHLIGHTS

- Less than 2 miles away from U.S 41 creating easy connectivity to I-275 & I-75
- Only 2 miles north of Port Manatee; One of only two deep water ports on Tampa Bay

### PROPERTY SPECIFICATIONS

Size	+/- 256 AC
Price	Call Broker
Future Land Use	57.48 AC   AG/R (Agricultural/Rural) 190.98 AC   R-1 (Residential-1) 8.28 AC   N (Natural Preservation)



Located only 2 miles north of Port Manatee



Less than 2 miles away from U.S 41 with highway access to Tampa, Orlando & Sarasota via:

- **I-75:** 4 miles
- **I-275:** 9 miles
- **I-4:** 36 miles



Tampa Int'l Airport: 45 min  
Sarasota Int'l Airport: 36 min



Approximately 8 million people within a two-hour drive

### Contact

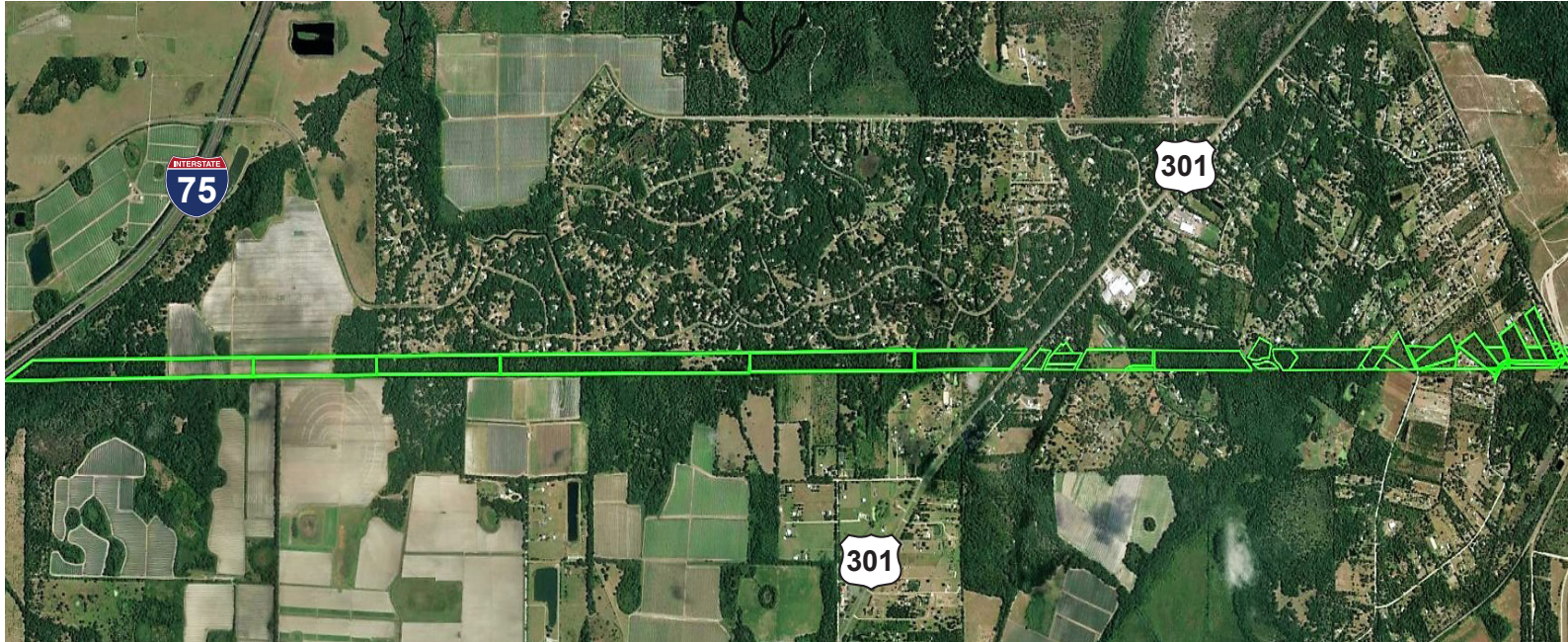
**JOHN B. JACKSON, CCIM, SIOR**  
Managing Director  
+1 813 424 3202  
john.jackson@cushwake.com

**JT FAIRCLOTH**  
Director  
+1 813 204 5362  
jt.faircloth@cushwake.com

**CASEY PERRY**  
Associate  
+1 813 233 6564  
casey.perry@cushwake.com

FOR SALE

# Tampa Bay Region Land Acquisition Opportunity



## Available Parcels | Overview

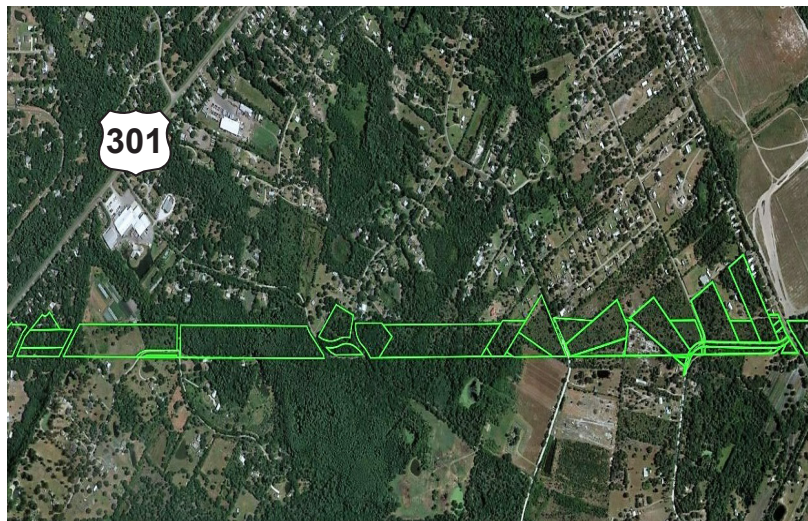
+/- 256 AC Available | Agricultural/Rural (AG/R), Residential (R-1), and Natural Preservation (N)



## Available Parcels | East of I-75/West of 301

+/- 156 AC Available

- Agricultural/Rural (AG/R)
- Residential (R-1)



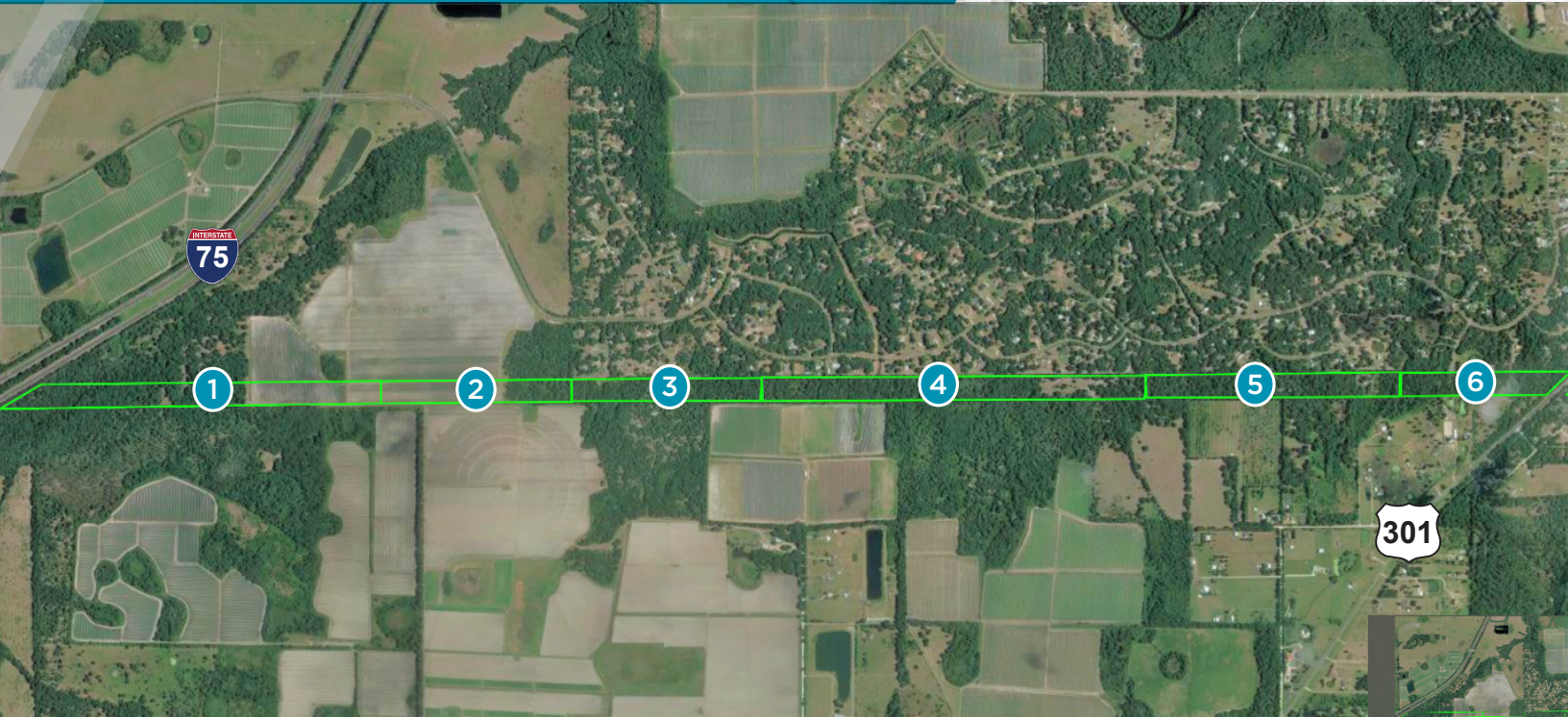
## Available Parcels | East of 301

+/- 100 AC Available

- Agricultural/Rural (AG/R)
- Residential (R-1)
- Natural Preservation (N)

FOR SALE

# Tampa Bay Region Land Acquisition Opportunity



## Parcels Available

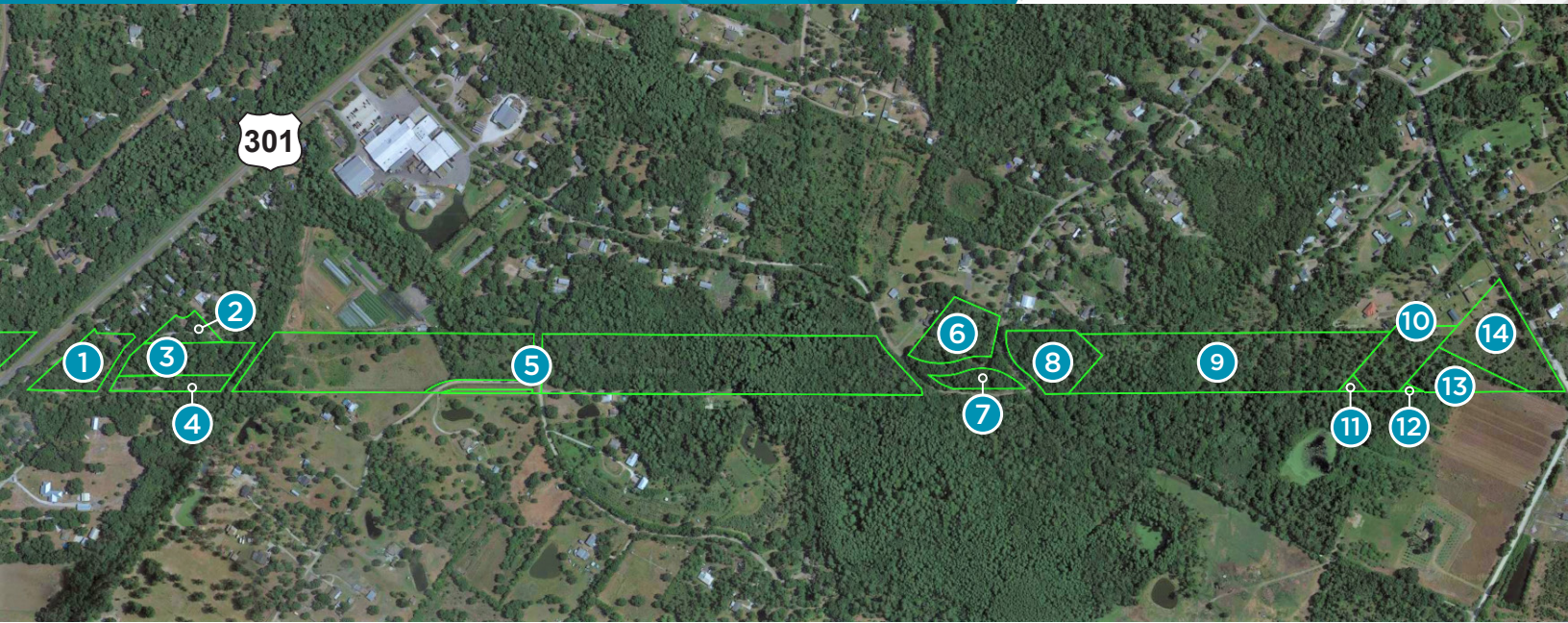
Parcel Number	Acreage	Future Land Use	PIN Number
1	39.19 AC	AG/R (Agriculture/Rural)	U-29-32-19-ZZZ-000001-83050.0
2	17.92 AC	AG/R (Agriculture/Rural)	U-32-32-19-ZZZ-000001-83430.0
3	18.92 AC	R-1 (Residential-1)	U-32-32-19-ZZZ-000001-83400.0
4	38.61 AC	R-1 (Residential-1)	U-33-32-19-ZZZ-000001-83630.0
5	25.65 AC	R-1 (Residential-1)	U-34-32-19-ZZZ-000001-83680.0
6	16.04 AC	R-1 (Residential-1)	U-35-32-19-216-0000B2-00005.0

## Contact

**JOHN B. JACKSON, CCIM, SIOR**  
Managing Director  
+1 813 424 3202  
john.jackson@cushwake.com

**JT FAIRCLOTH**  
Director  
+1 813 204 5362  
jt.faircloth@cushwake.com

**CASEY PERRY**  
Associate  
+1 813 233 6564  
casey.perry@cushwake.com



## Parcels Available

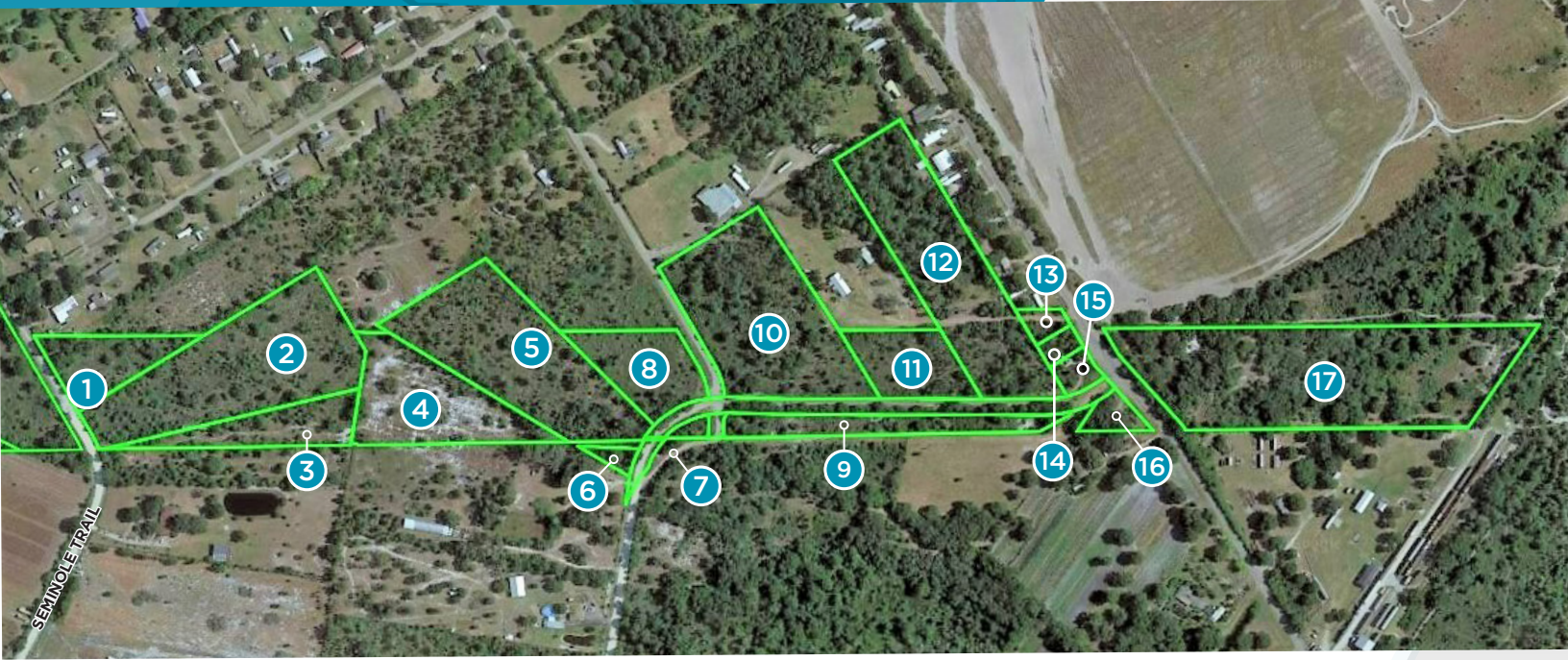
Parcel Number	Acreage	Future Land Use	PIN Number
1	2.30 AC	R-1 (Residential-1)	U-35-32-19-ZZZ-000001-85070.0
2	0.96 AC	R-1 (Residential-1)	U-35-32-19-ZZZ-000001-85350.0
3	2.56 AC	R-1 (Residential-1)	U-35-32-19-ZZZ-000001-85360.0
4	1.24 AC	R-1 (Residential-1)	U-35-32-19-ZZZ-000001-85370.0
5	25.09 AC	R-1 (Residential-1)	U-35-32-19-ZZZ-000001-85230.0
6	2.57 AC	R-1 (Residential-1)	U-35-32-19-ZZZ-000001-85740.0
7	0.88 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-87190.0
8	2.89 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-87140.0
9	11.27 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-87150.0
10	2.56 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86950.0
11	0.17 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-87180.0
12	0.06 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86910.0
13	1.93 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86920.0
14	4.38 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86930.0

## Contact

**JOHN B. JACKSON, CCIM, SIOR**  
 Managing Director  
 +1 813 424 3202  
[john.jackson@cushwake.com](mailto:john.jackson@cushwake.com)

**JT FAIRCLOTH**  
 Director  
 +1 813 204 5362  
[jt.faircloth@cushwake.com](mailto:jt.faircloth@cushwake.com)

**CASEY PERRY**  
 Associate  
 +1 813 233 6564  
[casey.perry@cushwake.com](mailto:casey.perry@cushwake.com)



## Parcels Available

Parcel Number	Acreage	Future Land Use	PIN Number
1	1.45 AC	R-1 (Residential-1)	U-33-32-20-ZZZ-000003-27090.0
2	5.45 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86150.0
3	1.57 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86140.0
4	3.01 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86650.0
5	4.89 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86650.0
6	0.19 AC	AG/R (Agriculture/ Rural)	3629-0000-3
7	0.18 AC	AG/R (Agriculture/ Rural)	3447-1000-9
8	1.76 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86050.0
9	1.70 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-85850.0
10	5.18 AC	R-1 (Residential-1)	U-36-32-19-ZZZ-000001-86060.0
11	1.57 AC	R-1 (Residential-1)	U-31-32-20-ZZZ-000001-86090.0
12	5.10 AC	R-1 (Residential-1)	U-31-32-20-ZZZ-000003-26770.0
13	0.27 AC	R-1 (Residential-1)	U-31-32-20-ZZZ-000003-26940.0
14	0.23 AC	R-1 (Residential-1)	U-31-32-20-ZZZ-000003-26950.0
15	0.33 AC	R-1 (Residential-1)	U-31-32-20-ZZZ-000003-26960.0
16	0.39 AC	R-1 (Residential-1)	U-31-32-20-ZZZ-000003-26740.0
17	8.28 AC	N (Natural Preservation)	U-31-32-20-ZZZ-000003-26710.0

## Contact

**JOHN B. JACKSON, CCIM, SIOR**  
 Managing Director  
 +1 813 424 3202  
[john.jackson@cushwake.com](mailto:john.jackson@cushwake.com)

**JT FAIRCLOTH**  
 Director  
 +1 813 204 5362  
[jt.faircloth@cushwake.com](mailto:jt.faircloth@cushwake.com)

**CASEY PERRY**  
 Associate  
 +1 813 233 6564  
[casey.perry@cushwake.com](mailto:casey.perry@cushwake.com)