

# 7-Eleven Available For Sale

Tampa, Hillsborough County, FL

**CONTACT:**

Name: Christian Yepes

Phone: 727-536-8686

Fax: 727-536-4356

Email: christian@belleairgroup.com

**Property Address:**

6016 Gunn Hwy, Tampa, FL 33625

**Property Size:**

1 acre +/-

**Price and Cap Rate:**

\$1,500,000 6.25% Cap Rate

**Lease Term:**

Years 1-5 3/00-3/05: \$76,712

Years 6-10 3/05-2/10: \$85,236

Years 11-15: 3/10-2/15: \$93,760

Years 16-20: 3/15-2/20: \$103,136

**Lease Notes:**

20-year NNN with increases every 5 yrs.

No Landlord Responsibilities

Commencement: March 2000

Options: Four 5-year Options

**Note:**

7-Eleven is the undisputed leader in convenience retailing with more than 41,000 stores operating in the U.S. and 16 other countries and total sales of more than \$63 billion in 2010. 7-Eleven is rated A by S&P.



# 7-ELEVEN (CORPORATE) - TAMPA BAY

6016 GUNN HWY • TAMPA, FLORIDA 33625

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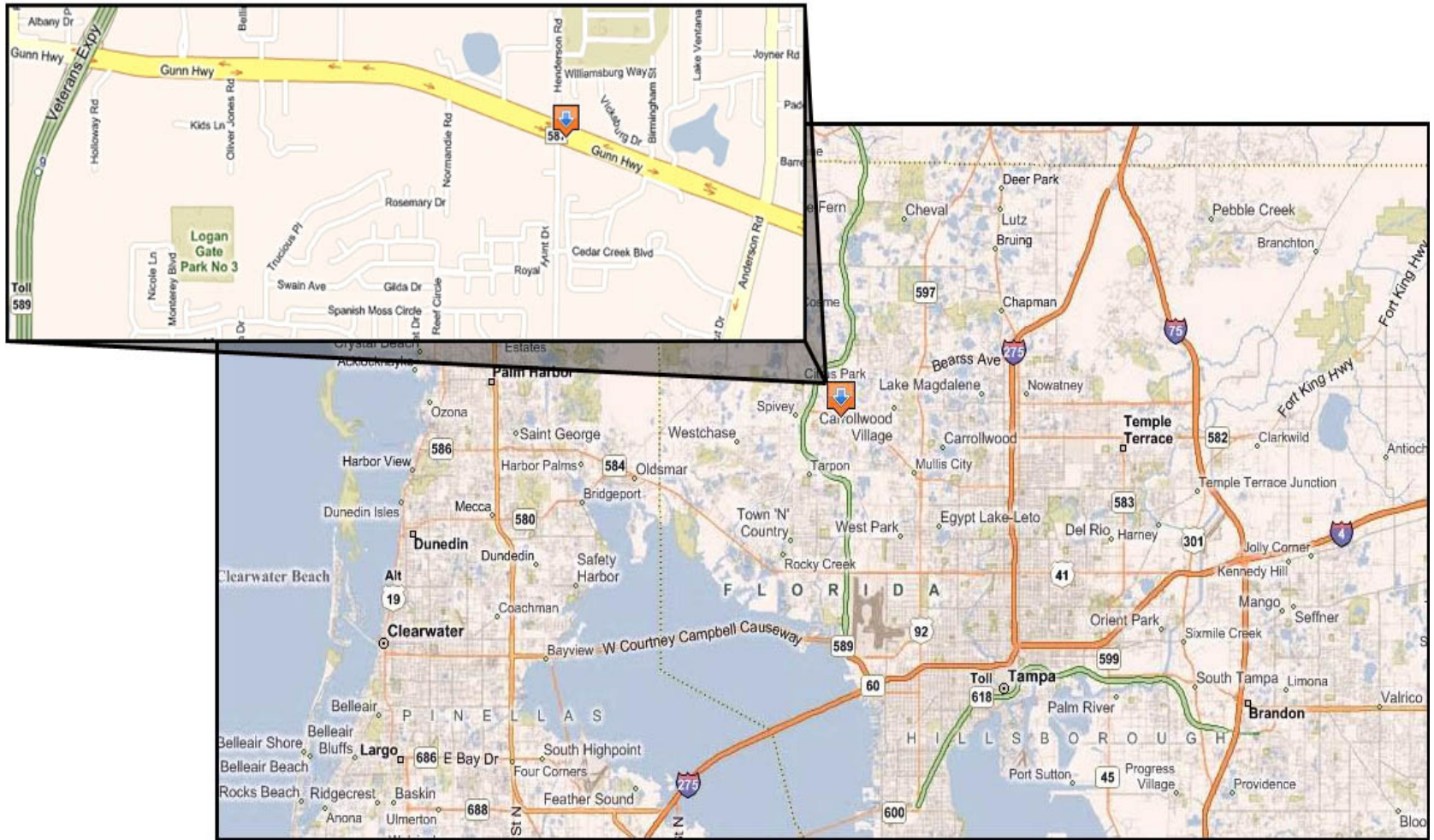
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### LOCATION MAP



PHONE: 727-536-8686 • FAX: 727-536-4356 • Belleair Development Group

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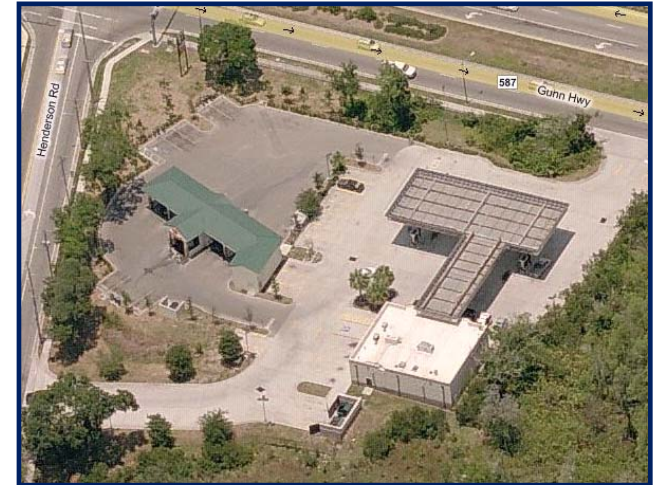
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## BELLEAIR DEVELOPMENT GROUP

**SITE PHOTOS**



Above: View to North

Below: View to South



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