

TAMPA NORTH AERO PARK



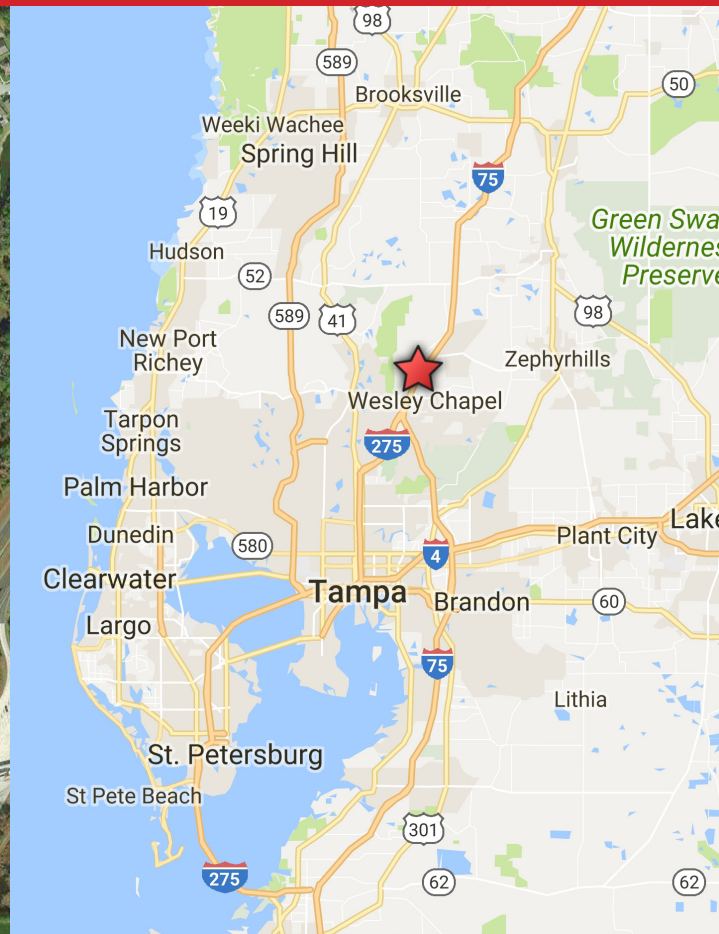
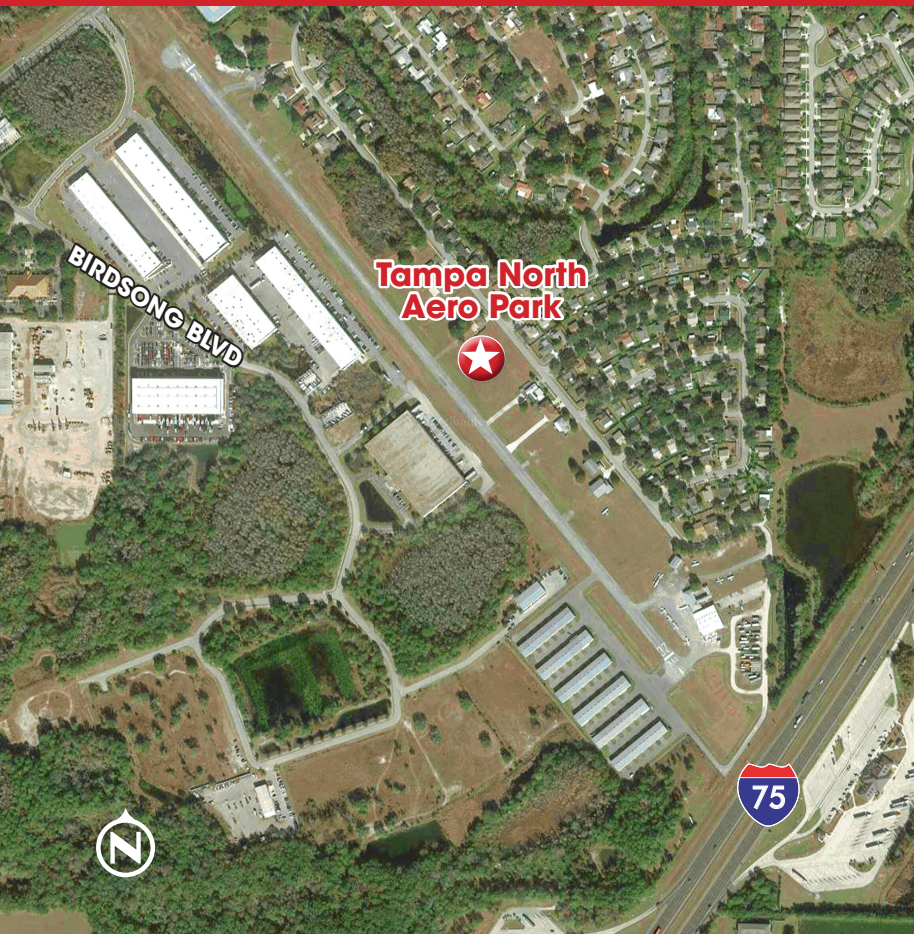
FOR SALE

4241 Birdsong Boulevard

Lutz, Florida 33559

WWW.TAMPANORTH.COM

CBRE



THE FBO

The FBO is a leading provider of products and services to the fixed-wing aviator. Located just 20 miles north of Tampa International Airport, Tampa North Aero Park lends itself as a convenient and accessible preference to the congested skies of its neighboring airports.

- Parts Sales
- Aircraft Sales
- Biennial Flight Reviews
- Aircraft Maintenance
- Flight Instruction
- Instrument Proficiency Checks
- Rental Cars
- Fuel Including 100LL and Jet A
- Licensed Cats and PSI testing facility
- Pre-Buy Inspections



THE OFFERING

CBRE is pleased to offer the Tampa North Aero Park for sale. This unique opportunity includes 21 acres of land, three platted residential lots, office and hangar buildings, a fuel farm, runway annual easement income fees, a licensed Lasergrade and PSI testing facility and a licensed FAA Repair Station. The airport is an attractive investment opportunity for a variety of aviation venues, including those who desire to start or expand an FBO, flight school, or aircraft maintenance business.

Tampa North Aero Park (X-39) is a licensed public use airport by the FDOT with a 50' x 3500' asphalt runway and Unicom activated lighting consisting of 21 acres at an elevation of 68', located approximately 22 miles east of the oil rich Gulf of Mexico in the Tampa Bay area.

Significant Price Reduction!
Asking Price: \$2,995,000

FEATURES



Facilities include a 10,000 square foot maintenance hangar, a 3,500 square foot newly remodeled office building, a cafe complex, and an AV gas and Jet A fuel farm.



The maintenance facility is an FAA licensed Part 145 repair station offering full maintenance of airplanes and BHT-205, 206, 212, 407 and 412 series helicopters with structural repair for helicopters.



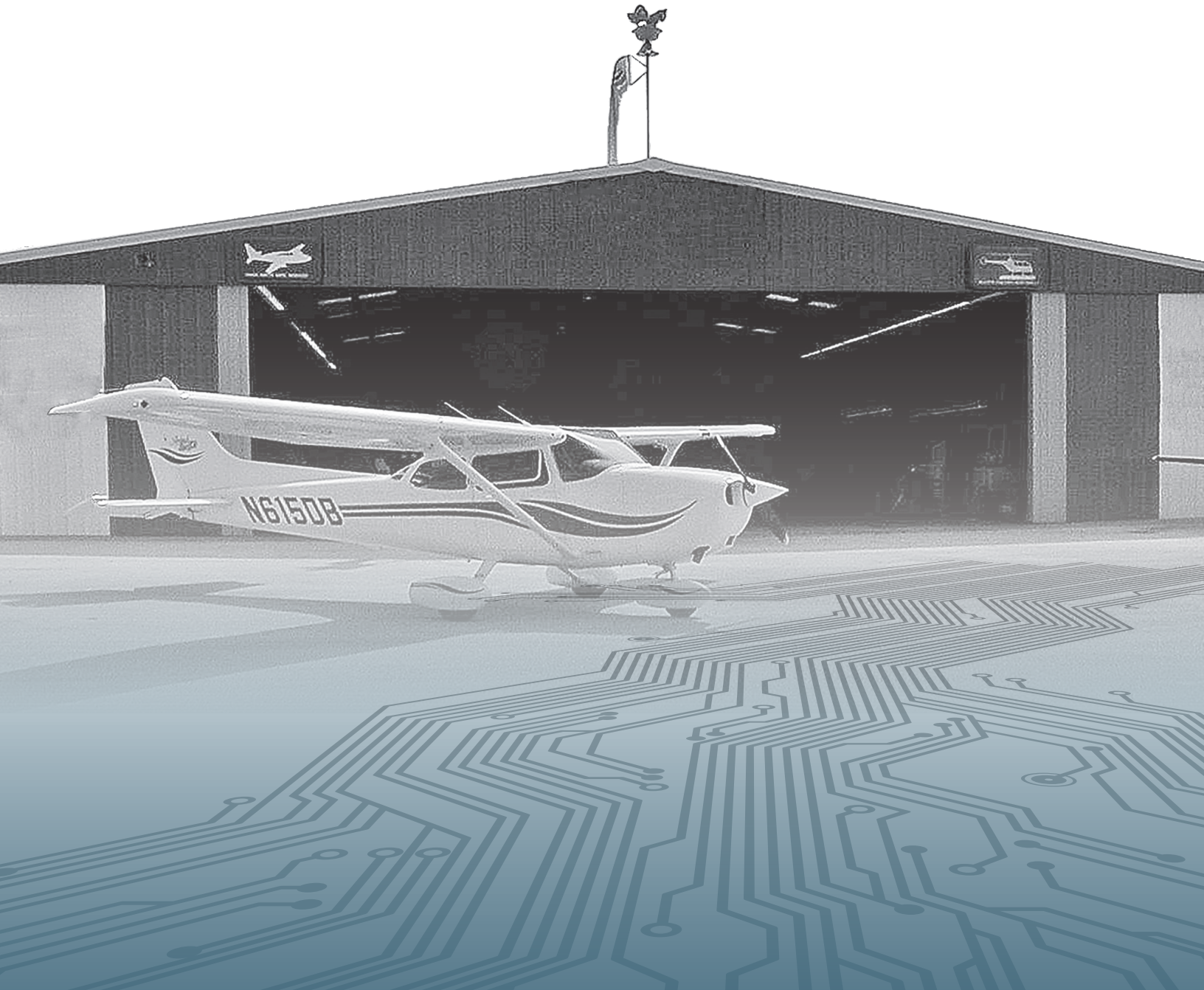
A Phillips 66 Av-Fuel dealer offering 100LL and Jet A fuels and a Pilot Center for training and re-currency.



Licensed FAA computerized testing center.



TAMPA NORTH AERO PARK



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