

# Caliber Collision | Tampa, Florida



Purchase Price: **\$2,200,000**  
Cap Rate: **6.00%**

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**Stan Johnson Company** is pleased to offer for sale to qualified investors a single tenant retail building located at 3319 North Florida Avenue in Tampa, Florida. The tenant, Caliber Collision ("Caliber"), recently acquired Kuhn Automotive's body shop operations and signed a new, ten (10) year lease. The new lease is scheduled to begin in January 2020 includes two (2) five (5) year options with 2% increases annually.

## Location Synopsis

The Tampa retail market is flourishing and continues to outperform the nation as it has for the past five years with both tighter vacancies and stronger rent growth. The market cap rates have continued to compress with pricing at all-time highs. Recently, property types including automotive and theaters have helped drive overall volume.

## Investment Highlights

- Industry Leading Tenant
- New Long-Term Net Lease
- Outstanding Market and Demographics

## Exclusively listed by



**John Rotunno**  
Associate Director  
646.841.0637  
jrotunno@stanjohnsonco.com



**William Caruso**  
Associate Director  
646.841.0628  
wcaruso@stanjohnsonco.com

Internal Cooperative Broker  
**James Ullrich**  
Florida # BK3411734

[Stan Johnson Company](#)  
180 Madison Avenue | Suite 1500  
New York, NY 10016  
P: 646.778.5560  
[stanjohnsonco.com](#)



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Subject Property



Caliber Collision Representative Photo