



**COMFORT INN NORTH  
 CLEARWATER, FLORIDA**



26508 US Hwy 19 North  
 Clearwater, FL, 33761  
 Phone: (727) 796-1234  
 Fax: (727) 796-0452

**PRICE: \$7,000,000  
 FIRM**

*E.N. Hoffman, Inc.*  
 13200 W. Newberry Road  
 Suite F-29  
 Newberry, FL 32669  
 Phone: 352-505-6735  
 E-mail: [elliott@enhoffman.com](mailto:elliott@enhoffman.com)

Welcome to the Comfort Inn® North, a Clearwater hotel near Ruth Eckerd Hall. This hotel is a short drive to the Gulf of Mexico and some of the world's best beaches. The Comfort Inn North is just minutes from Busch Gardens Tampa Bay, Lowry Park Zoo, historical Ybor City and all other major attractions in the Tampa Bay area. The Comfort Inn North is within walking distance to Countryside Mall and is surrounded by great shopping and world class restaurants. A central location provides easy access to the entire Tampa Bay area including having the St. Petersburg/Clearwater International Airport being 10 miles and the Tampa International Airport being just 15 miles from the hotel. Many colleges and universities are in the area, including the USF, the University of Tampa, Eckerd College, Schiller International University and Stetson College of Law. Guests of this Clearwater hotel will enjoy many full service free amenities, including deluxe continental breakfast, local calls, weekday newspaper, exercise room, outdoor pool and hot tub. Business travelers will appreciate modern conveniences like free wireless Internet access in all rooms, computer hook-ups, a meeting room and access to copy and fax services. All spacious guest rooms include refrigerators, microwaves, irons, ironing boards, hair dryers and coffee makers. Handicap accessible, non-smoking rooms and laundry facilities are also available.

**PROPERTY INFORMATION**

- Built 1975
- Five-story interior corridor building
  - 124 guestrooms
- Outdoor Pool & Hot Tub
- Fitness Room
- Restaurant Adjacent to Hotel
- Meeting Room(s)
- Tennis Court

**HOTEL SERVICES & AMENITIES**

- Banquet/Meeting Rooms
- Braille Elevator(s)
- Wireless Internet Access
- Bus/Truck Parking
- Business Center
- Exercise Room
- Free Breakfast
- Government Travelers: FEMA Approved
- Swimming Pool
- 24 Hr. Front Desk
- Microwave
- Computer Hook-up
- Laundry Room
- Free Hi Speed Internet
- Complementary Coffee
- Free Newspaper Mon-Fri
- Hair Dryer
- Newspaper (Free)
- Iron / Ironing Board
- Television (Cable/Satellite)
- Non-Smoking Rooms
- Daily Maid Service
- Tennis Court
- In room desk
- Telephone (Voicemail)
- Hearing Impaired Phone
- Free local calls
- Wake up calls
- Rollaway Beds available
- Refrigerator
- Cribs available
- Individual A/C & Heat
- Handicap Rooms
- Valet Cleaning Service
- Guest Use Fax Machine
- Guest Use Copy Machine
- Hot Tub
- Kitchen/Kitchenette
- Balcony/Terrace
- Safe

**DISCLAIMER:** The information contained herein and contained in any supplemental documents have been furnished by sources we believe to be reliable, and every effort has been made to provide accurate information. However, the Brokers involved are not responsible for misstatements of facts, errors, omissions, prior sale, change of price, or withdrawal from market without notice.

# HOTEL PHOTOS

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**Arigatos**

Adjacent to hotel  
Serves breakfast, lunch & dinner

**Dogwater Cafe**

Adjacent to hotel  
Serves breakfast, lunch & dinner

**TGIFriday's**

Hours: 11:00 AM to 12AM  
Serves lunch & dinner

**Denny's**

Adjacent to hotel  
Serves breakfast, lunch & dinner

**Olive Garden Restaurant**

Hours: 11:00 AM to 10:00 PM  
Serves lunch & dinner

**Bob Heilman's  
Beachcomber**

Hours: 11:30am-10/11pm

**Red Lobster**

Adjacent to hotel  
Serves lunch & dinner

**Hooters**

Hours: 11:00 AM to 11:00 PM  
Serves lunch & dinner

**Guppy's Seafood Bar & Grill**

Hours: 11:30am-10/11pm  
Serves lunch & dinner

**E.N. Hoffman, Inc.**

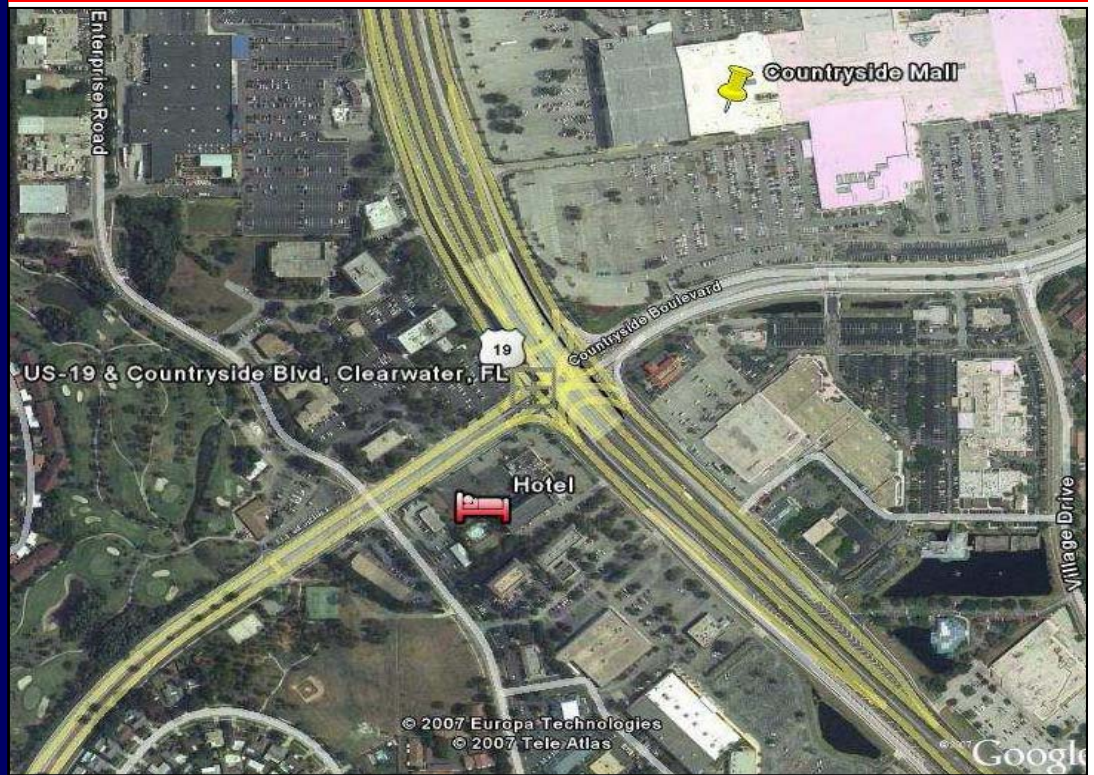
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## AREA ATTRACTIONS

Countryside Mall	0.2 miles	Raymond James Stadium	15.0 miles
Clearwater Executive Golf	0.3 miles	Salvador Dali Art Museum	15.0 miles
Phillies Stadium	1.0 miles	Tarpon Springs Sponge Dock	15.0 miles
Ruth Eckerd Hall	1.5 miles	Stetson College of Law	15.0 miles
Top of the World	2.0 miles	Yankee Stadium	18.0 miles
Blue Jays Stadium	3.0 miles	Lowry Park Zoo	20.0 miles
Florida Spine Institute	3.0 miles	The Pier	20.0 miles
Home Shopping Network	4.0 miles	Tropicana Fields	20.0 miles
Caladesi Island State Park	5.0 miles	Ybor City	20.0 miles
Honeymoon Island	6.0 miles	Museum of Fine Arts	22.0 miles
Clearwater Beach	6.5 miles	Busch Gardens	23.5 miles
Clearwater Marine Aquarium	8.0 miles	Museum of Science/Industry	28.0 miles
Morton Plant Hospital	8.0 miles	Sun Dome USF	28.0 miles
Bay Walk Shops	15.0 miles	Mac Dill Air Force Base	30.0 miles
International Plaza	15.0 miles	The Florida Aquarium	32.0 miles

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