

COMMERCIAL DEVELOPMENT SITE | FOR LEASE OR SALE

PROPERTY HIGHLIGHTS

This prime commercial development site in Florida City offers four parcels as per PUD from adjacent Lennar residential development. Three parcels can accommodate QSR with drive through or other commercial retail and a fourth parcel is designated for a hotel. The PUD can also be amended for a different mix of commercial tenants.



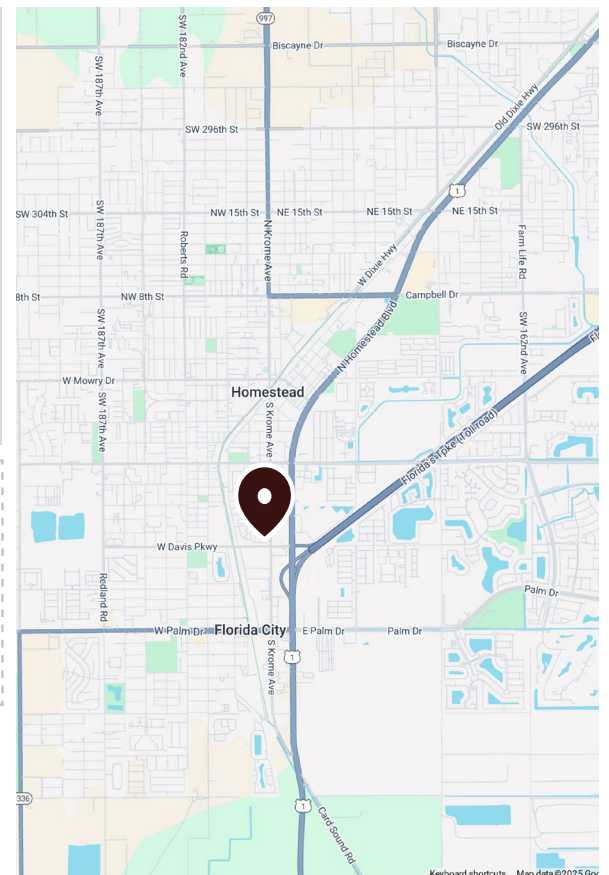
Pricing:
Call for pricing



Space Avail:
±5 acres

Lot Feature:

- See site plan rendering below



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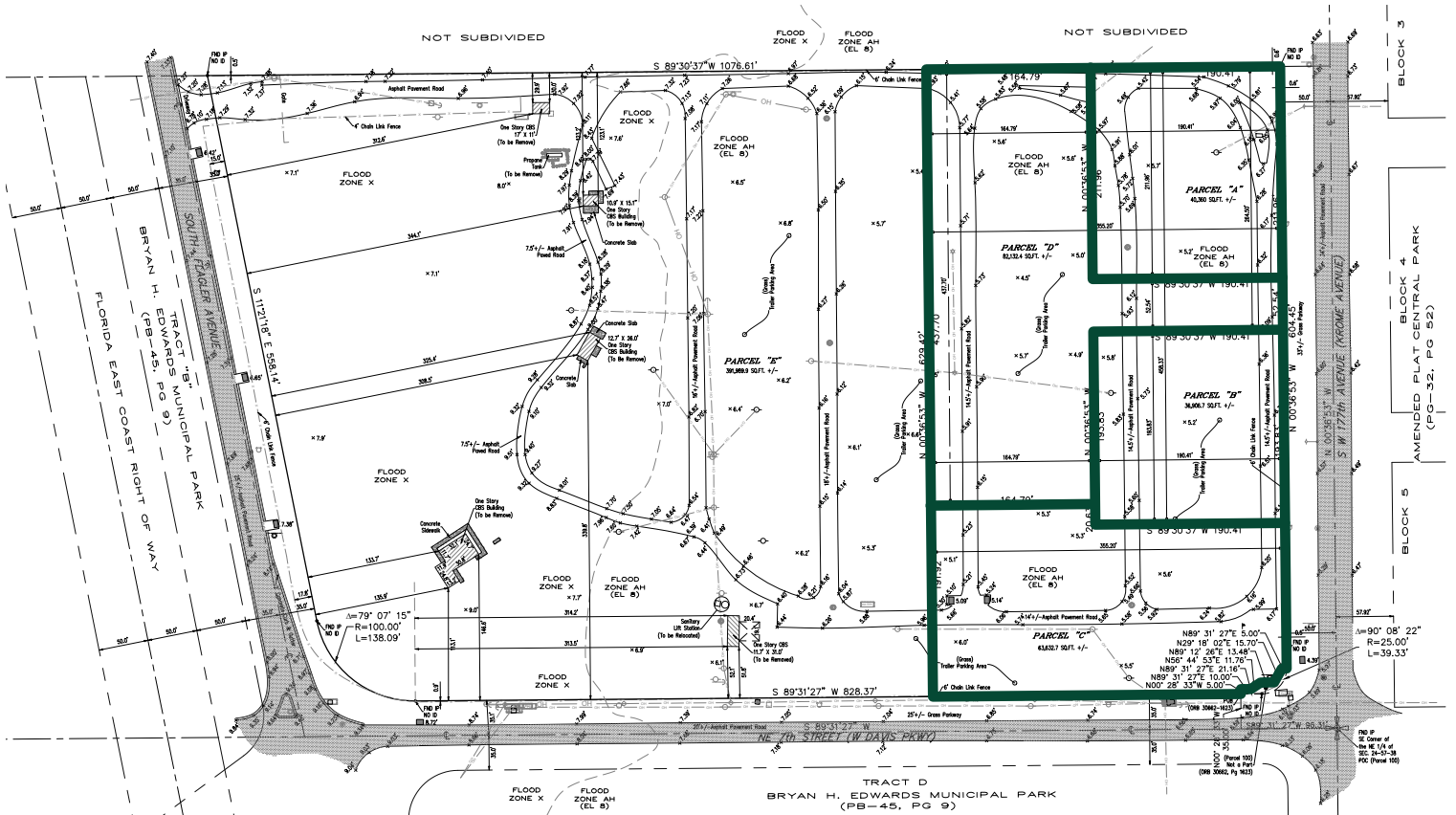
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SURVEY



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NW CORNER OF DAVIS PKWY AND N. KROME AVE
FLORIDA CITY, FL 33034

PROPERTY AERIAL



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AMENITIES MAP



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AREA OVERVIEW



CENTRAL

Near Major Attractions, Markets, Passenger And Cargo Hubs:

- 35.7 Miles From Miami International Airport
- 39.6 Miles From Portmiami
- 40 Minutes From Downtown Miami Beach
- Convenient Drive To Ft. Laud Int. Airport, Ports & Stadiums



AREA DEMOGRAPHICS

KEY FACTS

344,965
Population

37.2

Median Age



Average Household Size



\$129,107

Average Household Income

STATISTICS RADIUS

5 Miles

BUSINESS



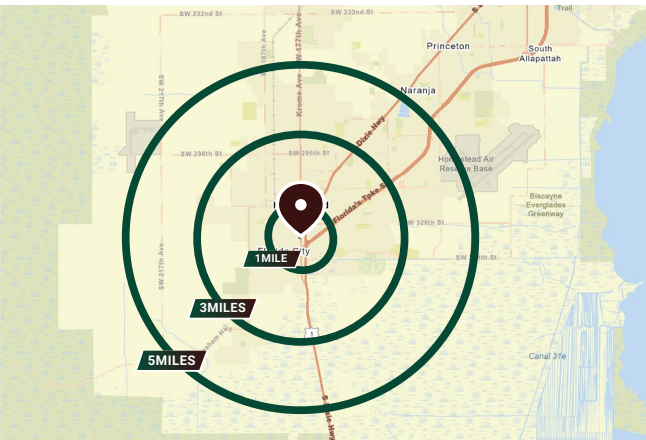
17,700

Total Businesses



236,819

Total Employees



2025 Summary

Population 12,414
Households 6,766
Families 2,752
Average Household Size 1.83
Owner Occupied Housing Units 3,370
Renter Occupied Housing Units 3,396
Median Age 41.5
Median Household Income \$119,894
Average Household Income \$197,921

1 Mile

12,414
6,766
2,752
1.83
3,370
3,396
41.5
\$119,894
\$197,921

3 Miles

131,113
63,730
28,038
2.04
30,534
33,196
38.7
\$87,452
\$145,137

5 Miles

344,965
155,596
73,843
2.18
71,828
83,768
37.2
\$78,343
\$129,107

2030 Summary

Population 13,532
Households 7,449
Families 3,010
Average Household Size 1.81
Owner Occupied Housing Units 3,679
Renter Occupied Housing Units 3,770
Median Age 42.1
Median Household Income \$132,736
Average Household Income \$213,853

1 Mile

13,532
7,449
3,010
1.81
3,679
3,770
42.1
\$132,736
\$213,853

3 Miles

135,035
66,843
29,066
2.00
32,878
33,965
39.9
\$101,823
\$162,333

5 Miles

360,579
166,914
76,821
2.12
77,305
89,609
37.8
\$89,339
\$143,177

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