



JAMISON
COMMERCIAL PARTNERS

MINNEOLA RETAIL LAND

17545 US-27
MINNEOLA, FL 34715

FOR SALE

Jamison Commercial Partners is pleased to present ~4.80 acres of retail land in Minneola, FL for lease. The site is positioned at the southwest hard corner of Citrus Grove Road and US Highway 27.

PROPERTY OVERVIEW

- » Premium location at the gateway to Lake County residential development
- » 4 lane road expansion to Citrus Grove Road currently under construction
- » Direct connection to the new Minneola Turnpike Interchange



CHUCK HOLLIDAY

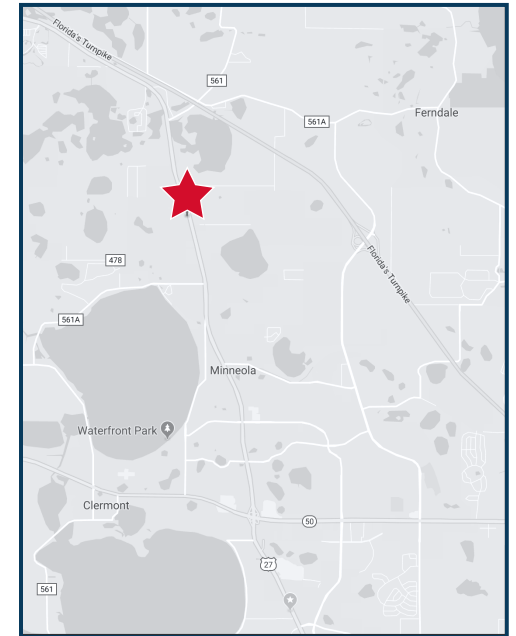
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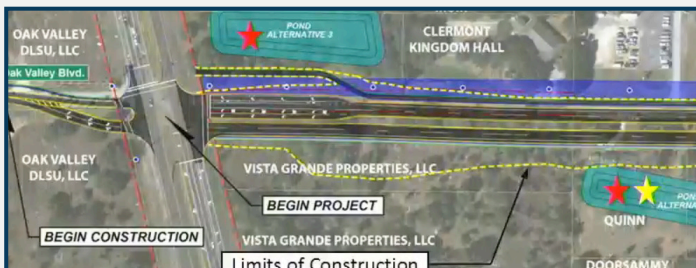
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MINNEOLA RETAIL LAND



PARCEL LAYOUT

LOCATION



- » ~4.80 acres located at the southwest corner of the intersection
- » Hard corner with lighted access
- » Traffic Counts: US Highway 27 - 32,000 (AADT)
- » Fantastic opportunity for QSR and retail uses

ROAD WIDENING

MORE DETAILS

2020 DEMOGRAPHICS



GENERAL POPULATION

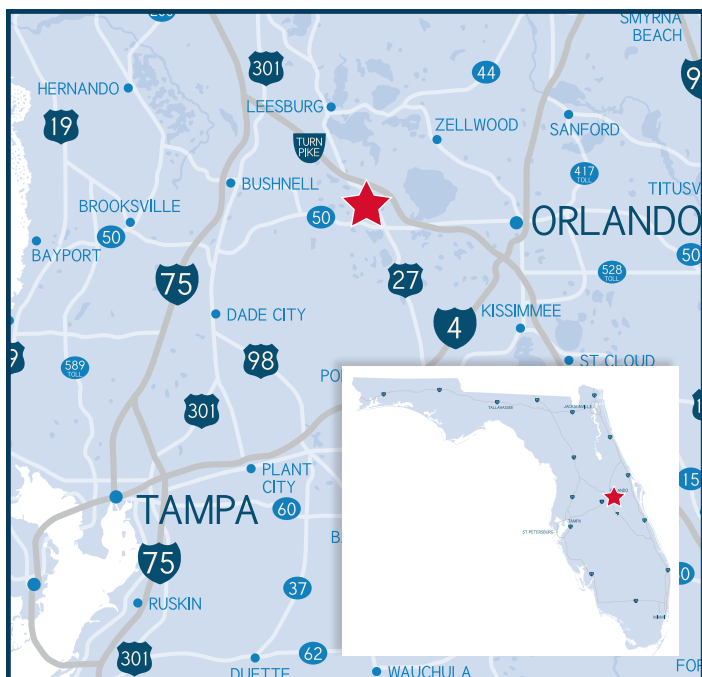


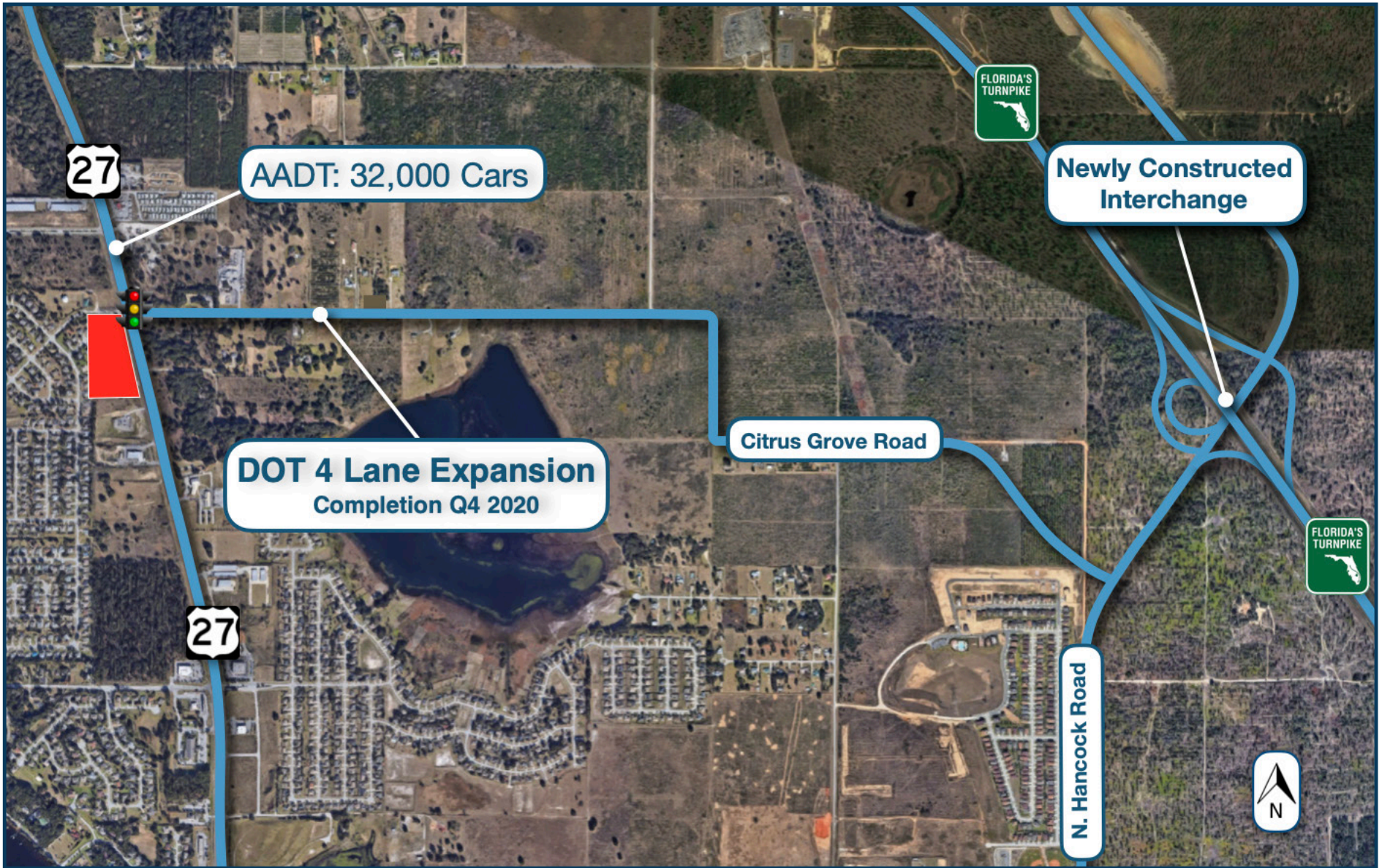
NUMBER OF HOUSEHOLDS



AVG. HOUSEHOLD INCOME

	1 MILE	3 MILE	5 MILE
GENERAL POPULATION	4,232	24,858	58,728
NUMBER OF HOUSEHOLDS	1,488	8,611	20,964
AVG. HOUSEHOLD INCOME	\$77,014	\$75,324	\$77,148





AERIAL

