

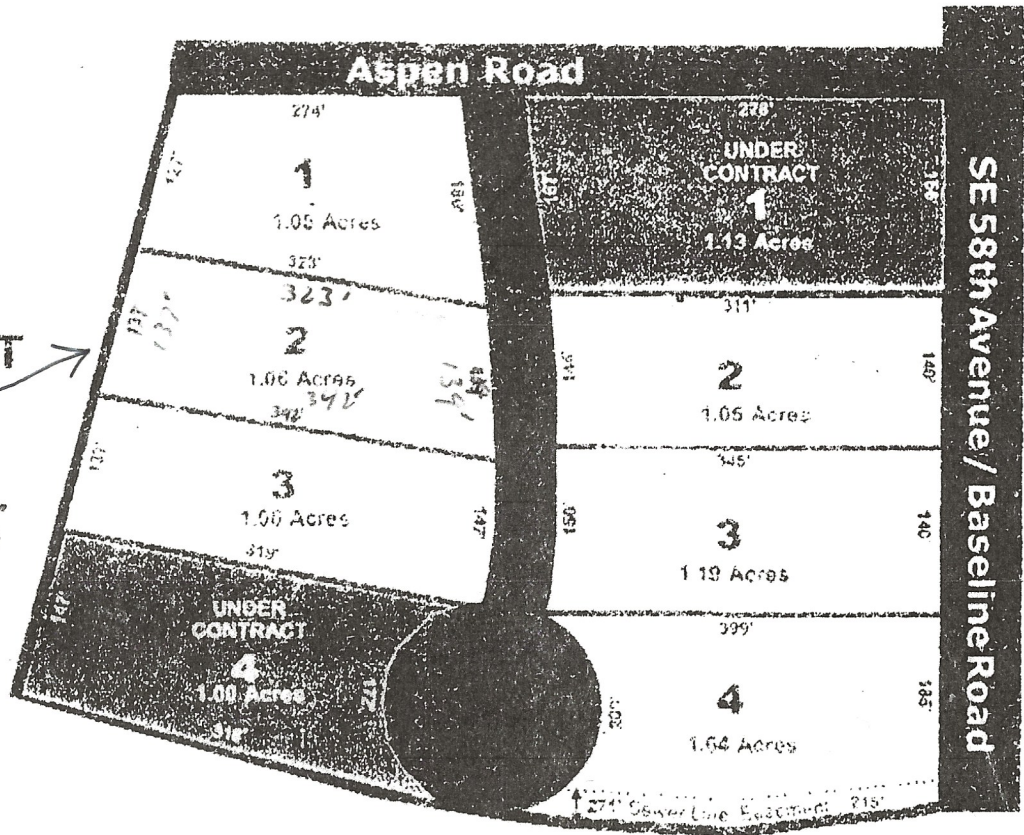
BASELINE BUSINESS CENTER

FOR SALE

FOR LEASE

BUILD TO SUIT →

1.06 ACRES



B-5 Heavy Business Zoning

Excellent Location

High Visibility

High Traffic Count Road

Latest Official Traffic Count in 2003 was 16,900 cars on Baseline Road south of Mancamp Road.

Sanitary Sewer

City Water

Offsite Water Retention

Can develop up to 80% impervious over entire lot.

All St. Johns River Water Management and DEP permitting is complete for all services. All a new owner has to do is submit site and building plans to Marion County.