

# Eustis Residential Development

Jemana Dr. Eustis, FL 32736

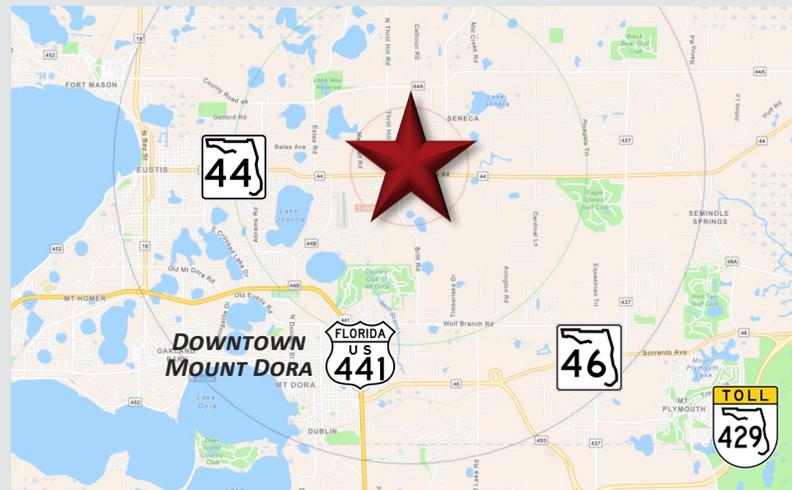


Lakes at Mount Dora  
(+950 du)

**Sale Price: \$2,800,000**

## LOCATION DETAILS

This site is situated just east of the lighted intersection at Britt Road and State Road 44, with a traffic count of +14,200 VPD. Across from Lakes of Mount Dora, an active adult community with over 950 dwelling units and counting. Conveniently close to multiple shopping centers and restaurants along US Hwy 441, and just under 15 minutes from the 429 and downtown Mount Dora.



## PROPERTY DETAILS

- **±35 Acres** total
- +1,250' Frontage on SR 44
- Zoned for Agriculture
- **Can be rezoned** to Mt Plymouth-Sorrento Receiving Area yielding **up to 3.5 du/ac.**

2024 DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
Population	615	16,328	57,751
Average HH Income	\$121,186	\$118,637	\$99,474
Median HH Income	\$100,396	\$95,687	\$77,360

CONTACT FOR MORE INFORMATION

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