

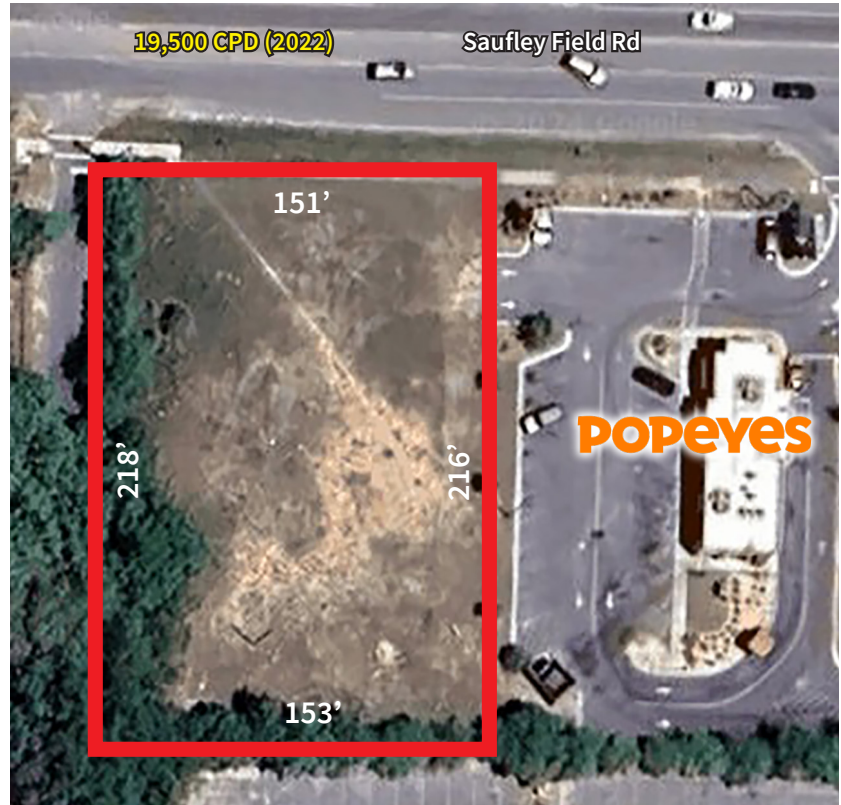
AVAILABLE

Ground Lease or BTS Opportunity

4515 Sauflley Field Rd
Pensacola, FL

Property Specifications

- .75 acre pad located on main retail corridor near Publix supermarket
- Two miles east of Sauflley Field military airport with 1,000 employees
- Full access to Sauflley Field Rd with direct connection to Mobile Hwy, a main thoroughfare through Pensacola en route to downtown



Retailers and QSRs within one mile



Demographics

Source: Esri 2023

1 Mile

7,288 Estimated Population 5,579 Daytime Population \$65,657 Average Household Income 39.5 Median Age

3 Mile

55,833 Estimated Population 43,449 Daytime Population \$66,581 Average Household Income 39.4 Median Age

5 Mile

125,947 Estimated Population 127,188 Daytime Population \$63,522 Average Household Income 37.1 Median Age

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Area Aerial

