

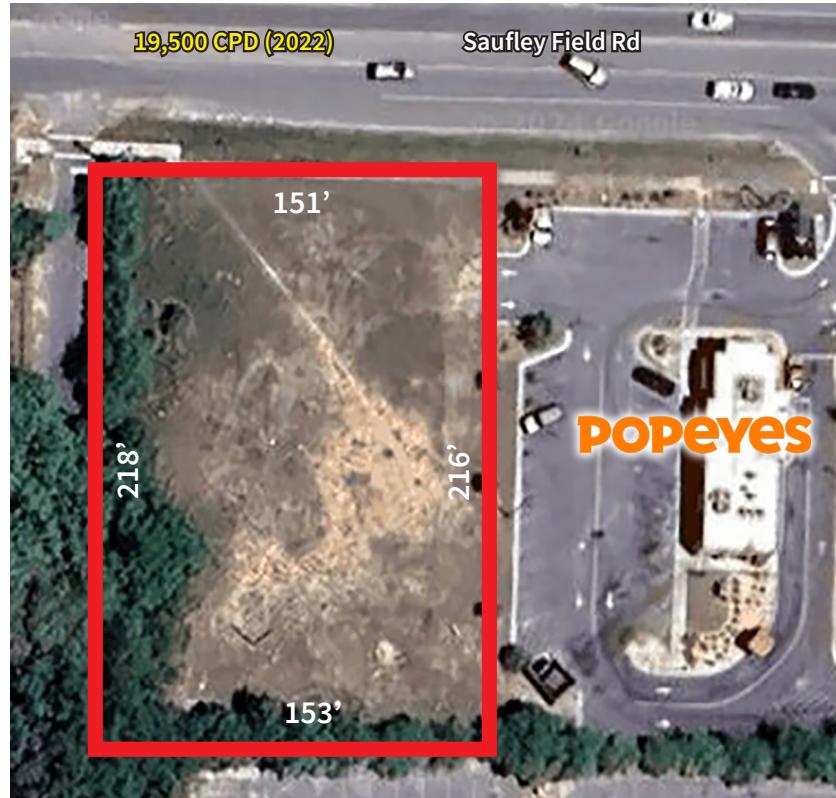
AVAILABLE

Ground Lease or BTS Opportunity

4515 Saufley Field Rd
Pensacola, FL

Property Specifications

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



Retailers and QSRs within one mile

Publix

Walgreens

AutoZone

CVS
pharmacy

verizon

planet fitness



POPEYES

FIREHOUSE SUBS

WAFFLE HOUSE

SONIC

Culver's

foosackly's
chicken fingers

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Demographics

Source: Esri 2023

1 Mile

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

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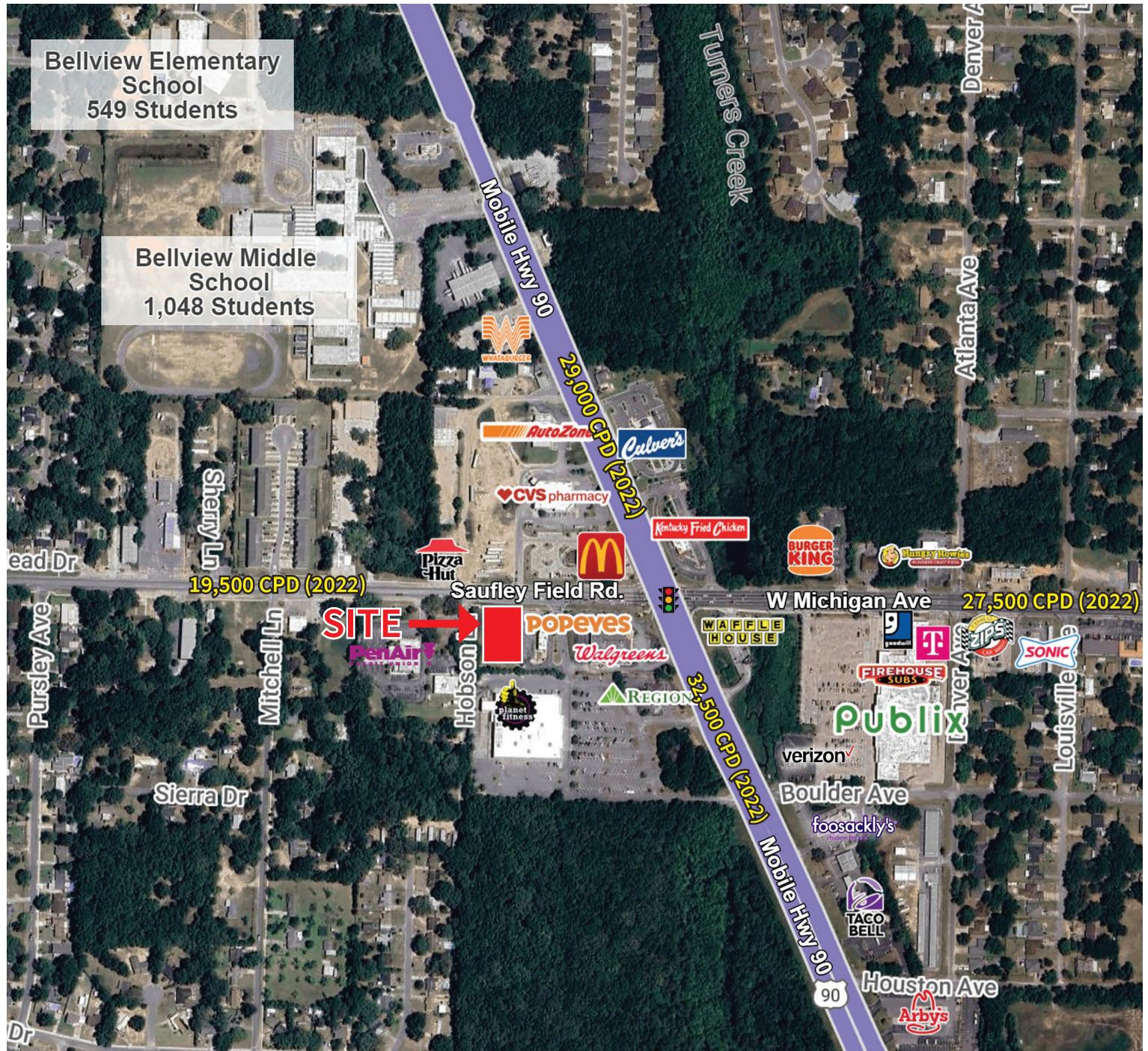
5 Mile

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



Pensacola, FL Retail Aerial

