

4200 Lanier Rd

Zephyrhills, FL 33541



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PROPERTY DESCRIPTION

Introducing a prime investment opportunity at 4200 Lanier Rd, Zephyrhills, FL. This 5-acre property has versatile potential for a savvy land or residential investor. Zoned AR, with a future land use of Res-9 it offers a solid foundation for development. With a central location in the Zephyrhills area, located less than half a mile away from major retail shopping corridor with mini retailers and a Publix.

PROPERTY HIGHLIGHTS

- Lanier road is a paved road.
- Pasco county diagrams indicate sewer and water are directly at front of the property on Lanier
- Suitable for diverse residential projects

OFFERING SUMMARY

Sale Price:	\$799,000
Lot Size:	5 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,367	14,940	36,727
Total Population	4,606	34,886	90,705
Average HH Income	\$65,167	\$81,490	\$95,226

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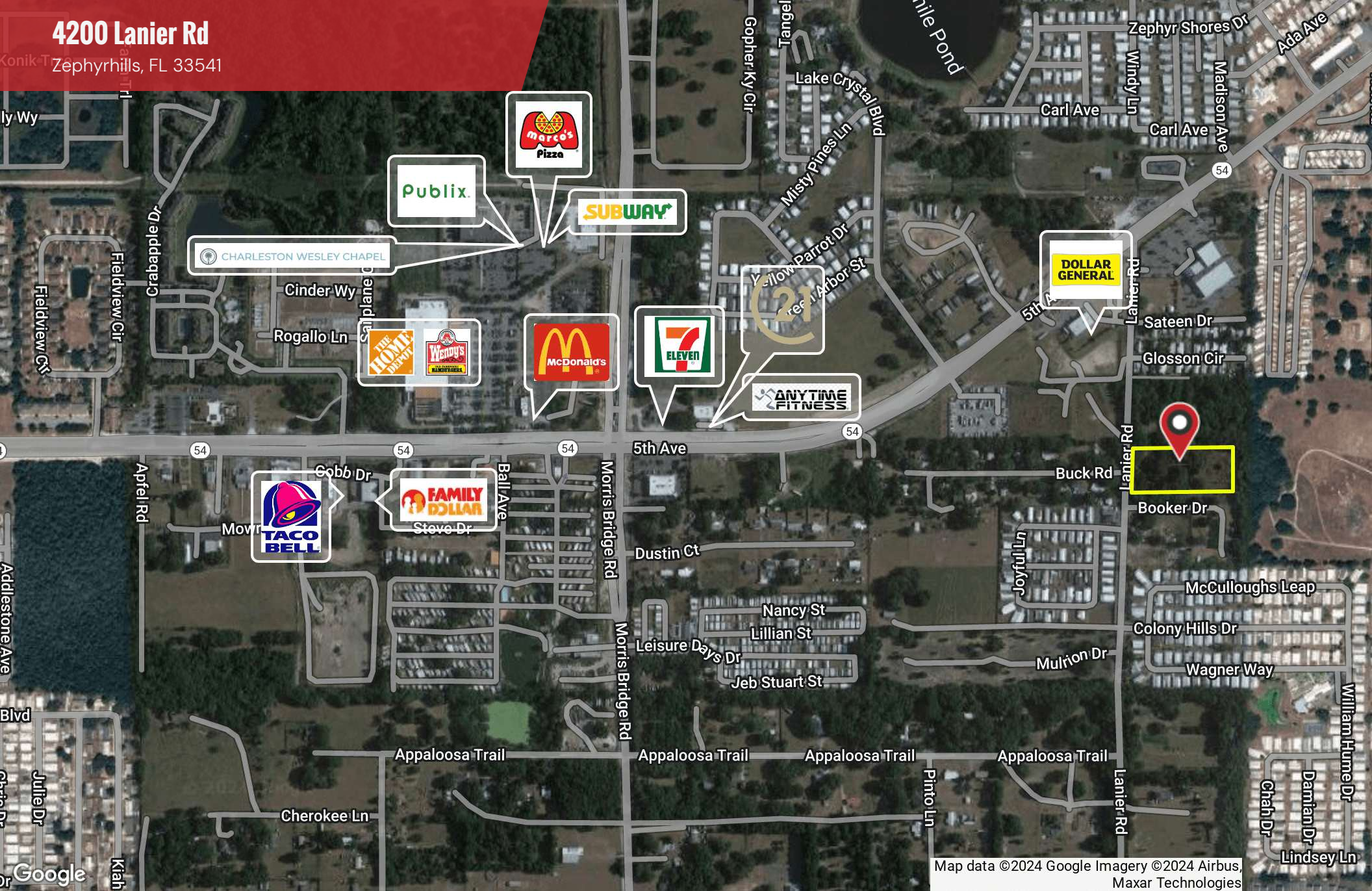
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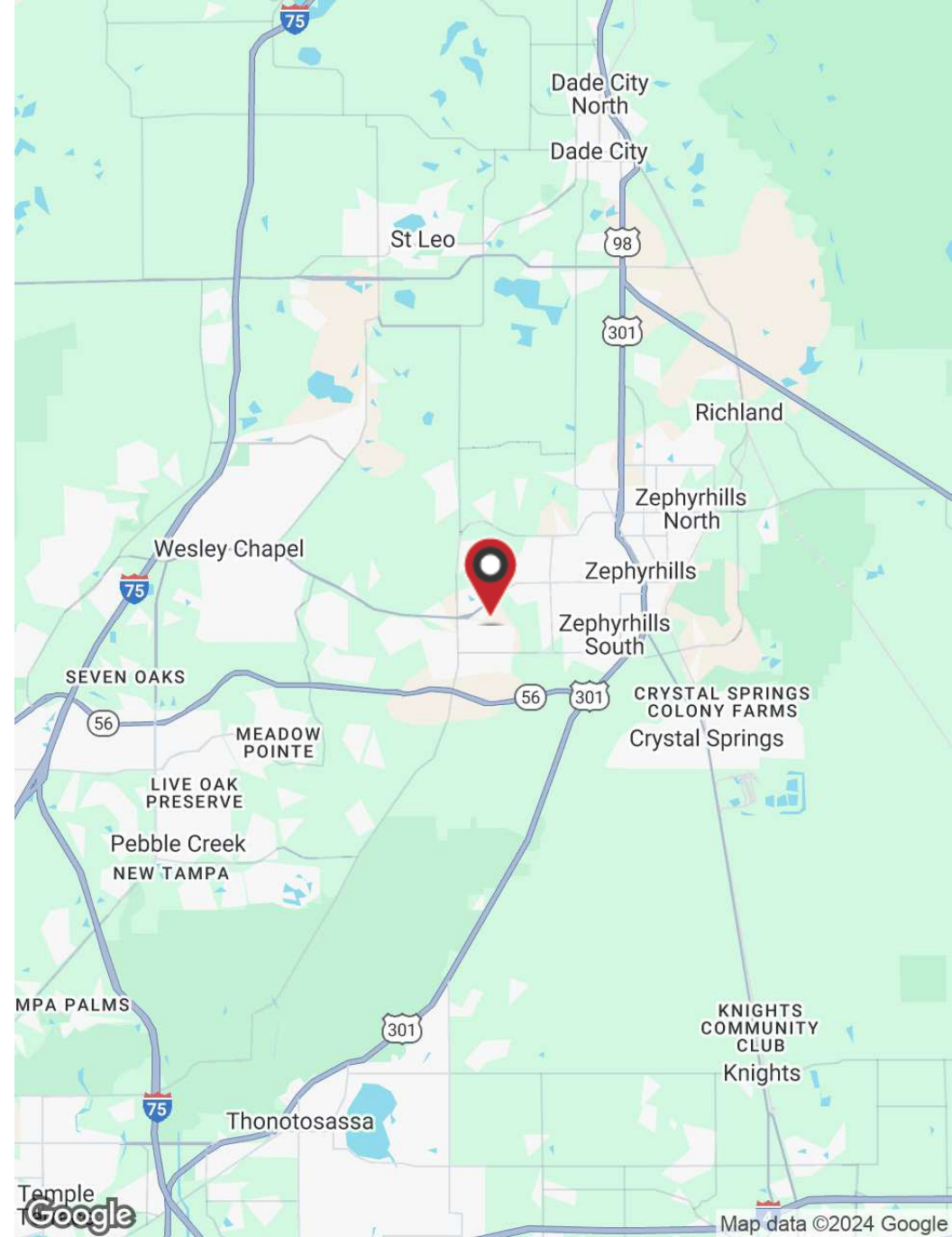
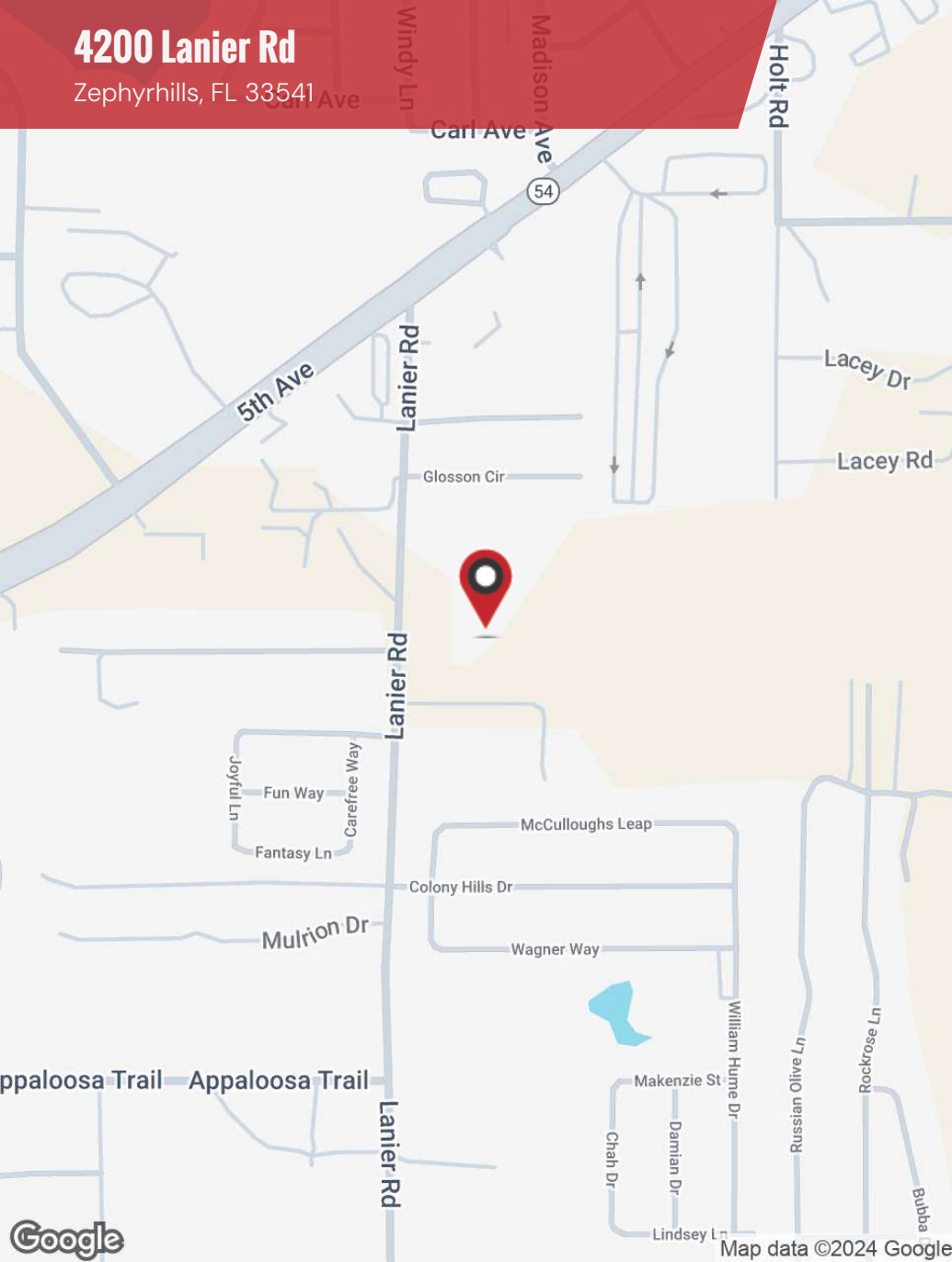
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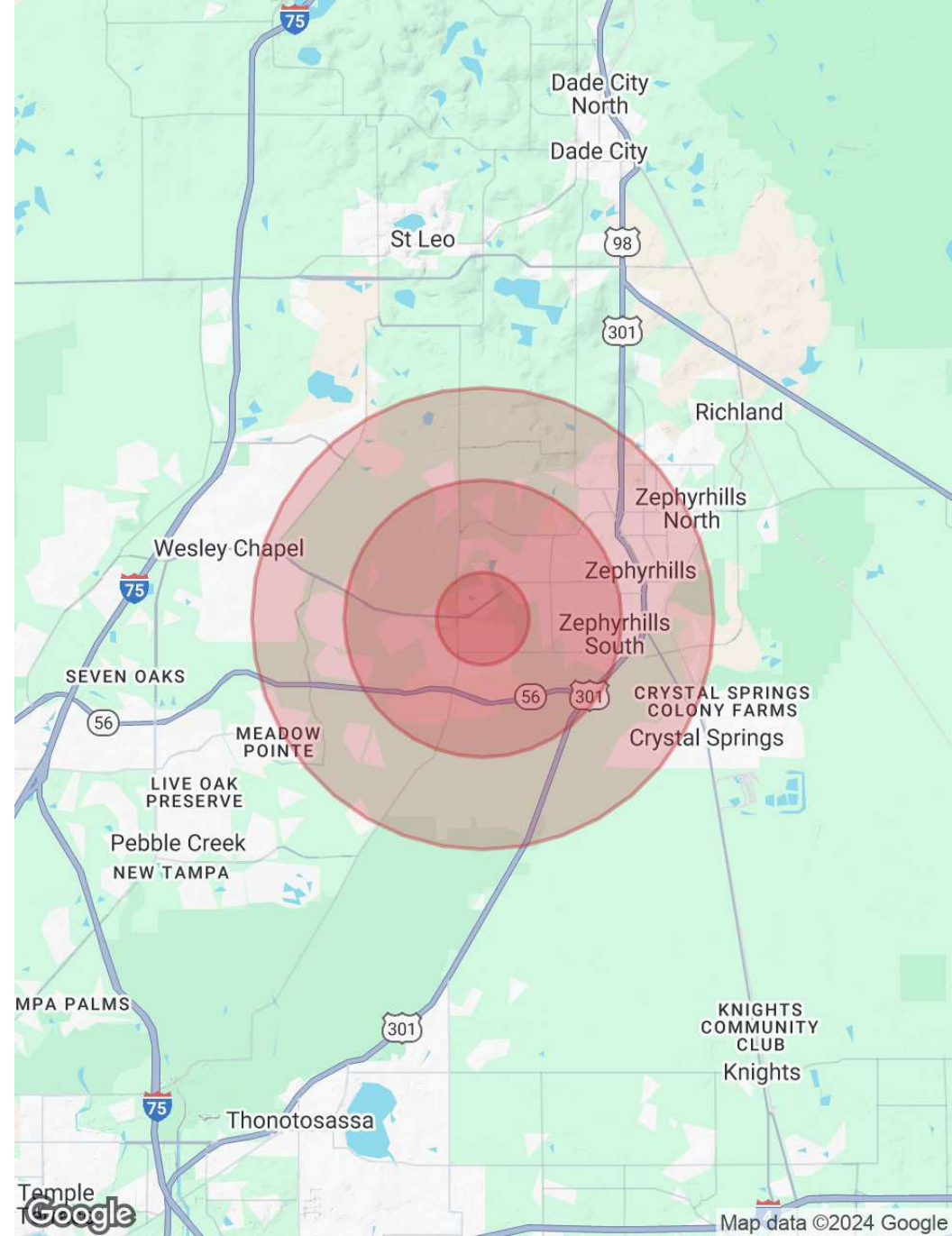
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,606	34,886	90,705
Average Age	61	49	45
Average Age (Male)	60	48	44
Average Age (Female)	62	49	46

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,367	14,940	36,727
# of Persons per HH	1.9	2.3	2.5
Average HH Income	\$65,167	\$81,490	\$95,226
Average House Value	\$166,285	\$253,691	\$291,798

Demographics data derived from AlphaMap



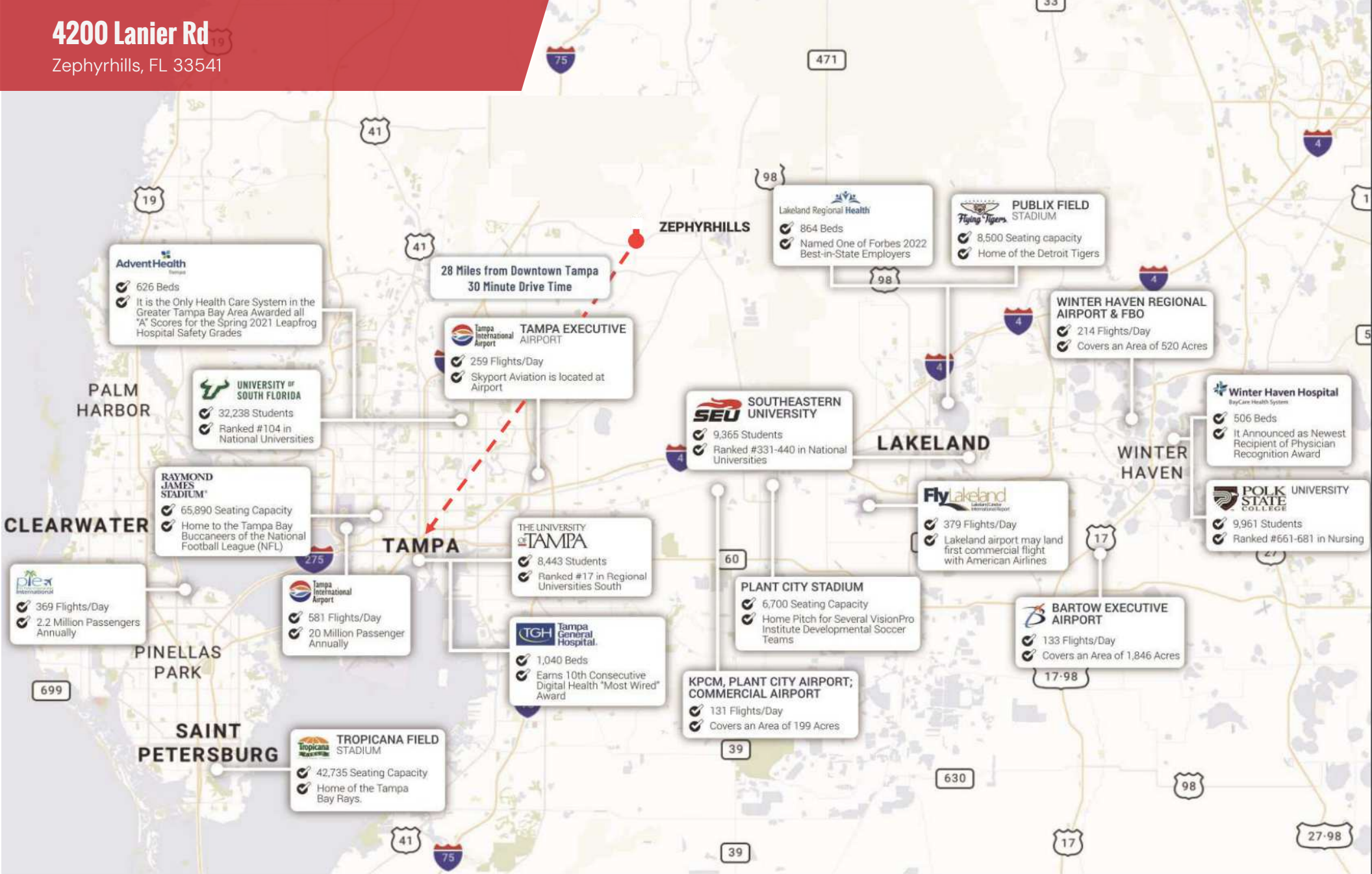
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