

Cassell Street

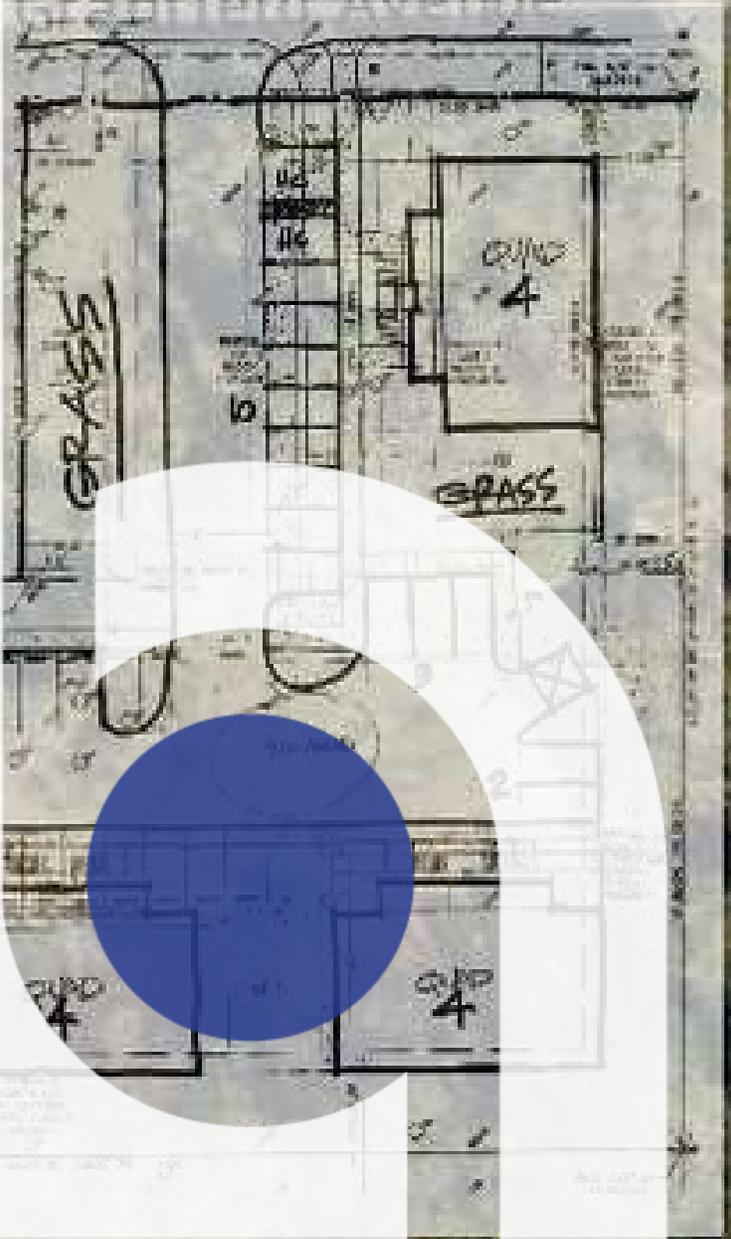
# Eastwood Village

2901 & 2001 W GRANFIELD AVE  
PLANT CITY, FL 33563

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## OFFERING SUMMARY

Sale Price:	\$599,000
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Lot Size:	1.5 Acres
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Zoning:	R-2 Multi-Family Dwelling (Plant City)
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## PROPERTY OVERVIEW

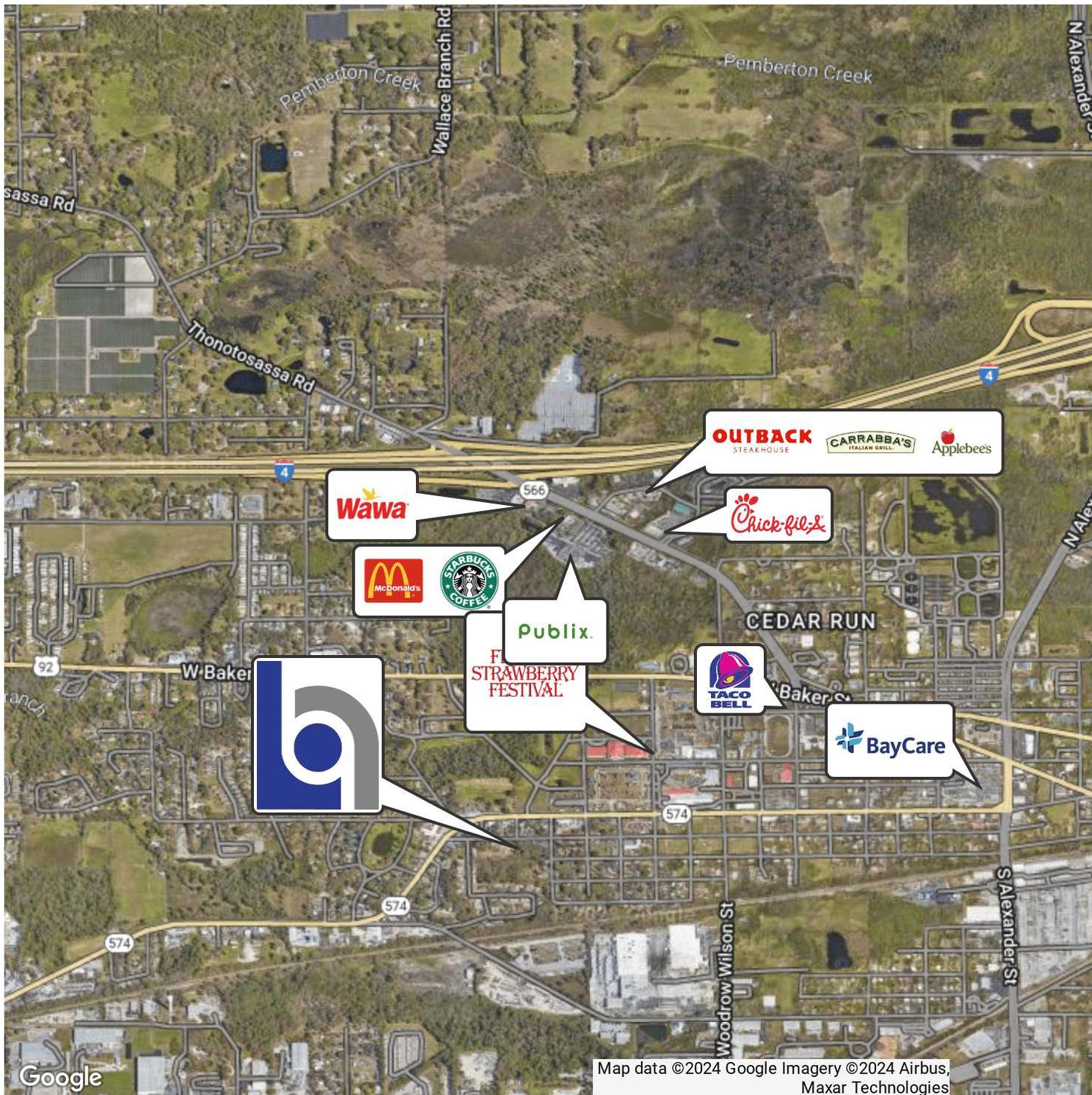
Great opportunity to acquire 1.5 acres in Plant City, FL. The site is zoned R-2 allowing 16 multi-family units. Located just south of the Florida Strawberry Festival grounds, I-4, and many national retailers.

## PROPERTY HIGHLIGHTS

- Prime location
- Utilities in front of site
- Concept plans showing 4 quads with 16 units
- Potential to purchase additional contiguous 2 acres



# Location Map





# Site Plan 1





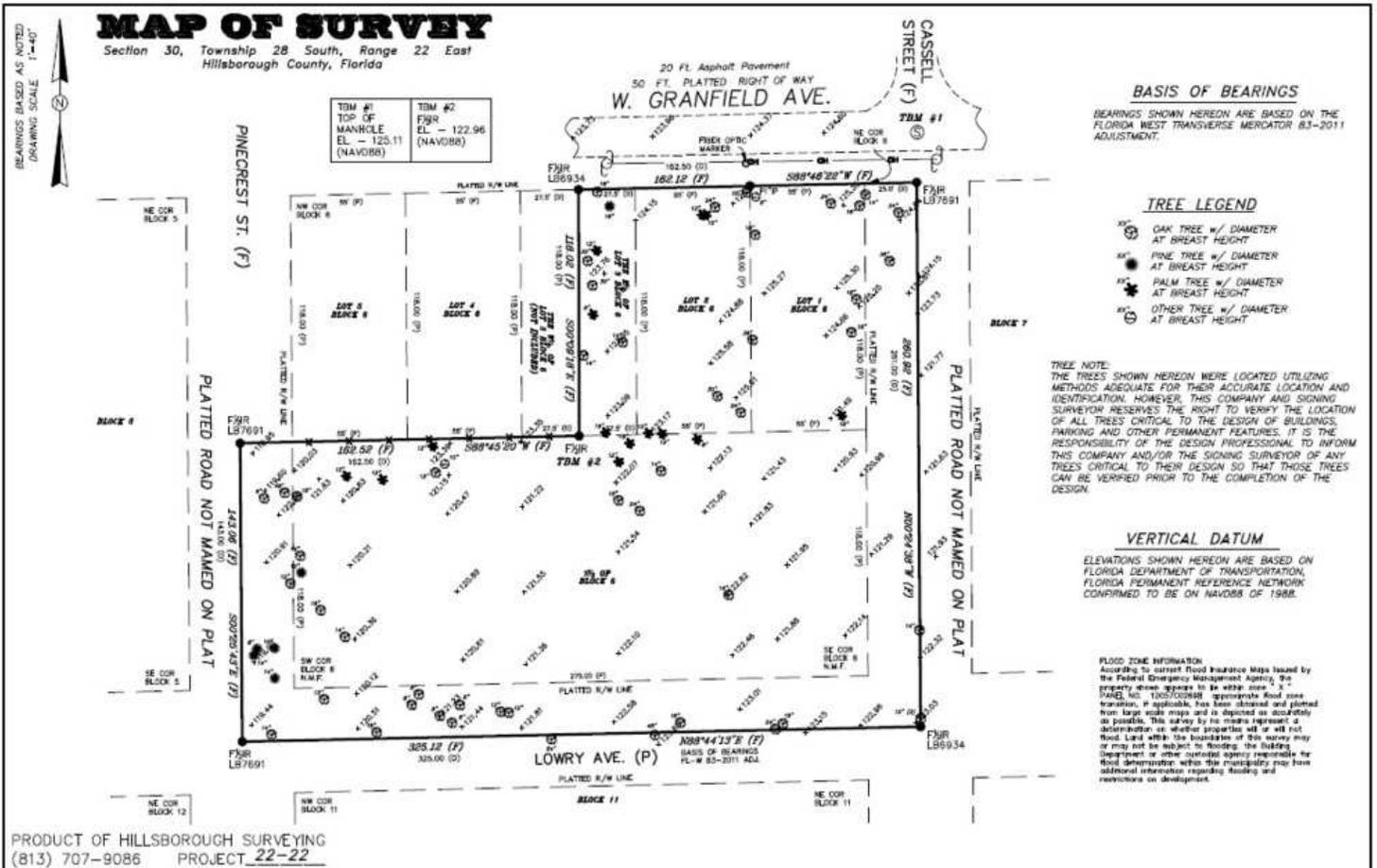


# Site Plan 2



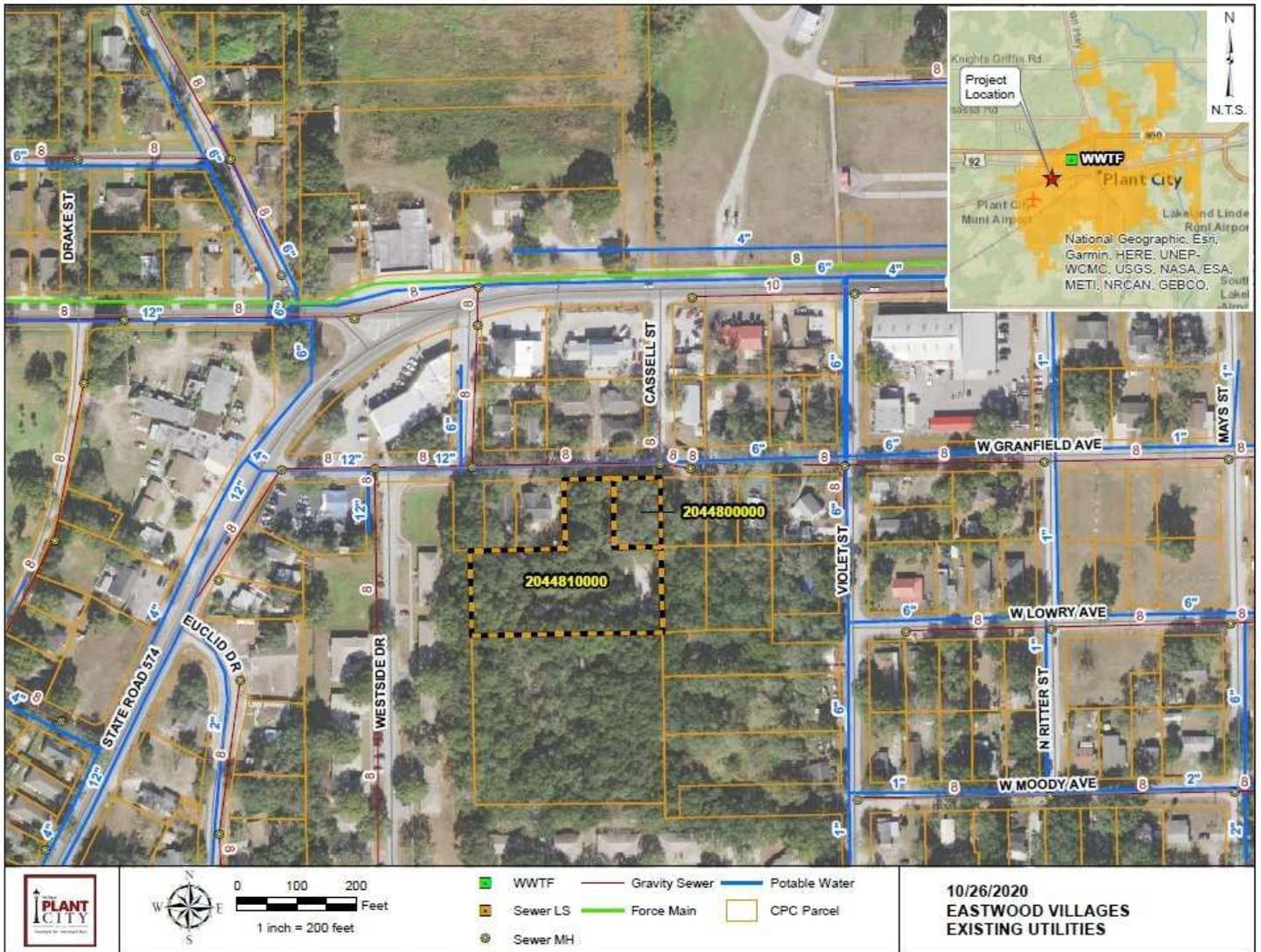


# Survey





# Utilities Map



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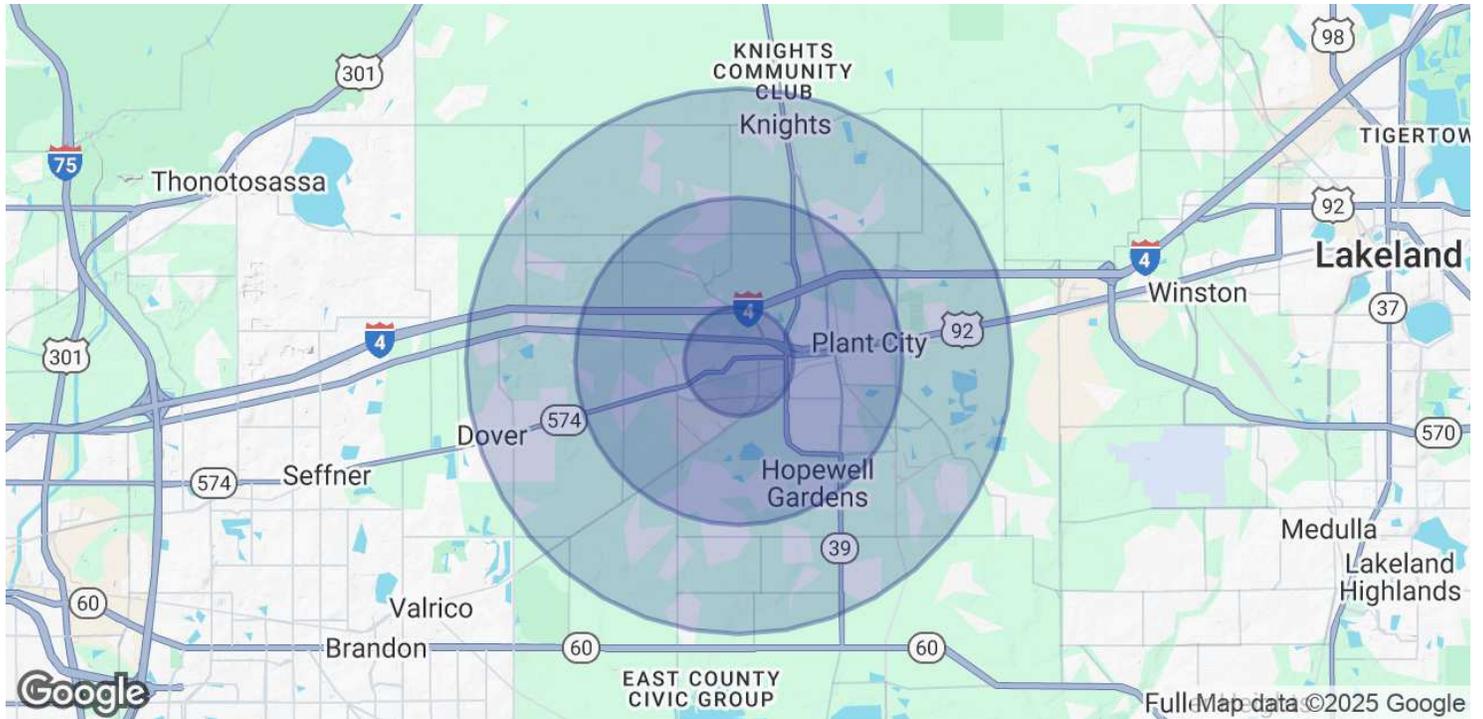


# Location Map





# Demographics Map & Report



<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total Population	6,993	39,410	66,651
Average Age	30.3	33.6	34.9
Average Age (Male)	30.1	33.3	34.3
Average Age (Female)	30.6	34.3	35.9
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total Households	2,145	13,498	22,870
# of Persons per HH	3.3	2.9	2.9
Average HH Income	\$45,967	\$59,987	\$60,802
Average House Value		\$280,229	\$193,333