



# Land For Sale (183 Acres)!

1059 SE 94TH ST, STARKE, FL 32091



## OFFERING SUMMARY

Sale Price:	\$2,750,000
Lot Size:	183.17 Acres
Price / Acre:	\$15,013
Zoning:	Agricultural

FOR MORE INFORMATION | [MILLENIA-PARTNERS.COM](https://millenia-partners.com)



PRESENTED BY  
**Luciano Medeiros**

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PRESENTED BY  
**Anthony Giebel**

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## EXECUTIVE SUMMARY

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## PROPERTY OVERVIEW

Opportunity to purchase 183 acres in Starke, FL. The current zoning is AG with the FLUM being AG-2. The zoning allows for 1 dwelling unit per acre. Per Bradford County, a golf course community would be an allowed use. Other options for purchasing this land would be for Agricultural use or for Timber. The property has the infrastructure already in place for a chicken farm.

**Anthony Giebel**

(407) 201-0000

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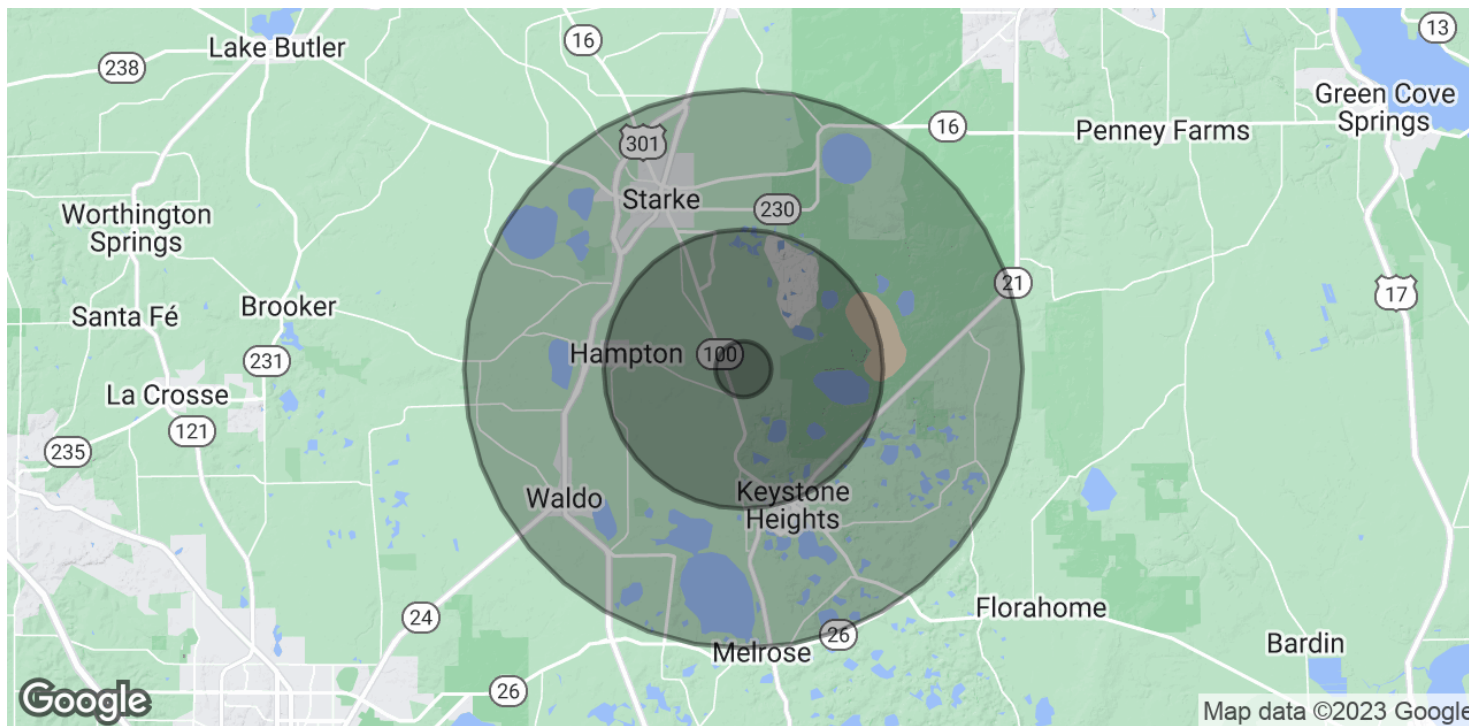
LAND

# For Sale

## DEMOGRAPHICS MAP & REPORT

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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	119	5,566	29,285
Average Age	51.6	47.2	42.6
Average Age (Male)	48.2	43.1	39.7
Average Age (Female)	52.1	47.7	44.8

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	63	2,784	13,665
# of Persons per HH	1.9	2.0	2.1
Average HH Income	\$60,517	\$46,888	\$51,076
Average House Value	\$1,647,348	\$293,583	\$186,019

\* Demographic data derived from 2020 ACS - US Census

**Anthony Giebel**  
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LAND  
For Sale



## Your Advisors



### Luciano Medeiros

Born in São Paulo, Brazil, Luciano Medeiros, an entrepreneur at heart, started his Real Estate career at 23 years old; buying, operating, and selling over 30 gas stations. At the age of 27 Luciano moved to the United States where he decided to venture into the restaurant business. Over the course of 11 years, Luciano owned, operated and sold over 15 restaurants both domestic and international from Texas, Florida and Canada. He has since sold all of his restaurants but still offers consulting services to variety of different restaurant operators.

Living in Orlando, FL for the past 20 years, Luciano has been working in Commercial Real Estate and Business Brokerage. With his expertise and knowledge in Real Estate, Luciano has assisted a countless number of clients meeting both their needs and demands. With over \$200 Million dollars in transactions completed, Luciano could certainly assist you. Working with all client types, from business owners to landlords. He specializes in Restaurant, Retail, Land, Industrial Properties, and Business Brokerage. If you are looking to buy, sell, develop, create or expand a new business Luciano Medeiros is well equipped to assist with all your real estate needs.

Principal  
Land / Restaurant / Retail

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### Anthony Giebel

Anthony is an Orlando, FL native. Having resided in Kissimmee, FL his entire life, Anthony is familiar with the Orlando market and sub-markets. He studied Business Management and Marketing at Flagler College and at the University of North Florida. Living in Jacksonville for 3 years Anthony interned and worked for various different real estate developers during his time in college. He led the business development team for a startup marketing company, managed a real estate disposition team for a

\$40,000,000.00 portfolio in which he assisted in a transaction of a luxury condo development opportunity, and assisted in the project management for a 60 home residential development.

After returning to Orlando, Anthony interned at Unicorp National Developments where he assisted in the leasing of two commercial projects and created marketing material for a luxury condominium project on the West Coast of Florida.

Associate  
Land / Landlord Rep / Retail /  
Development

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### Adrian Outerino

Adrian Outerino is bilingual sales associate who was born in Venezuela and moved to Florida at the age of 11 (currently 23). Adrian focuses on retail, Industrial, and land. Adrian's handwork, charisma, and passion has led him to Millenia Partners. Prior to joining, he attended the University of Tampa, and Hillsborough community college, where he studied Business Management. Along with University School knowledge and experience, Adrian also attended flight school, and real estate school. Adrian has always had a passion for real estate, learning about the business at a young age from his family. Adrian enjoys learning and developing new ways to stand out in the real estate market. He is proud to call himself a licensed real estate agent in Florida.

Associate  
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