

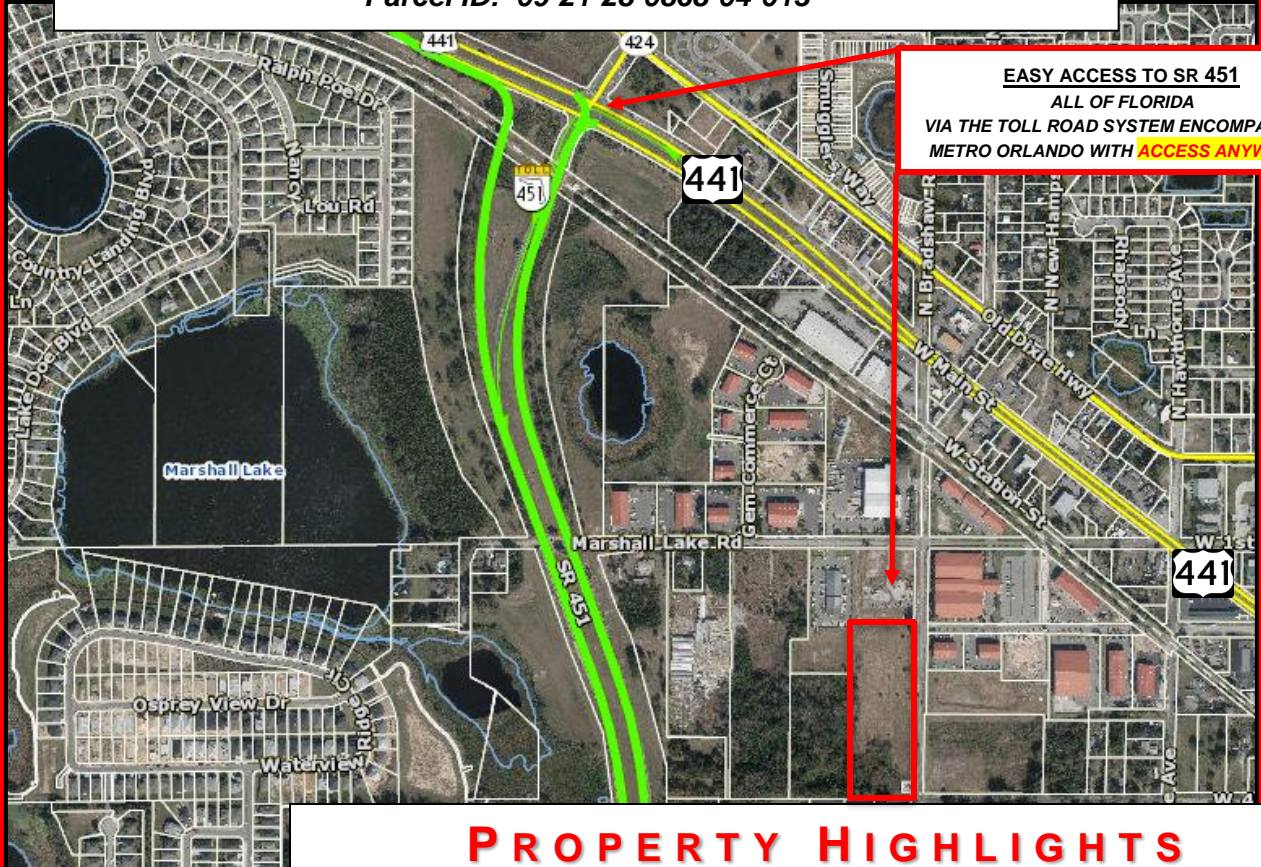
FOR SALE



VACANT INDUSTRIAL LAND

S BRADSHAW RD, APOPKA, FL

Parcel ID: 09-21-28-0868-04-013



PROPERTY HIGHLIGHTS

- **Land Size:** 6.61 acres +/- **Municipality:** Apopka
- **Zoning:** Light Industrial **FLU:** Industrial
- **Approximate Dimensions:** 312 ft W x 1287 ft D
- **FEMA Flood Hazard:** No apparent flood hazard
- **Frontage S Bradshaw:** Nearly 1/5th mile
- **Close to:** US Hwy 441, Toll SR 451 & 429 & 414
which presents easy access to Central, N, S, E, & W FL
- **Purchase Price:** \$1,651,839 **Per Acre:** \$249,900

**See Broker for list of minimal deeded use & groundwater restrictions that run with property*

Scott Garrett

BOSS Commercial Real Estate
Licensed Commercial Real Estate Broker

Cell: 407-733-8159

Fax: 321-549-6269

Scott@BossCRE.com

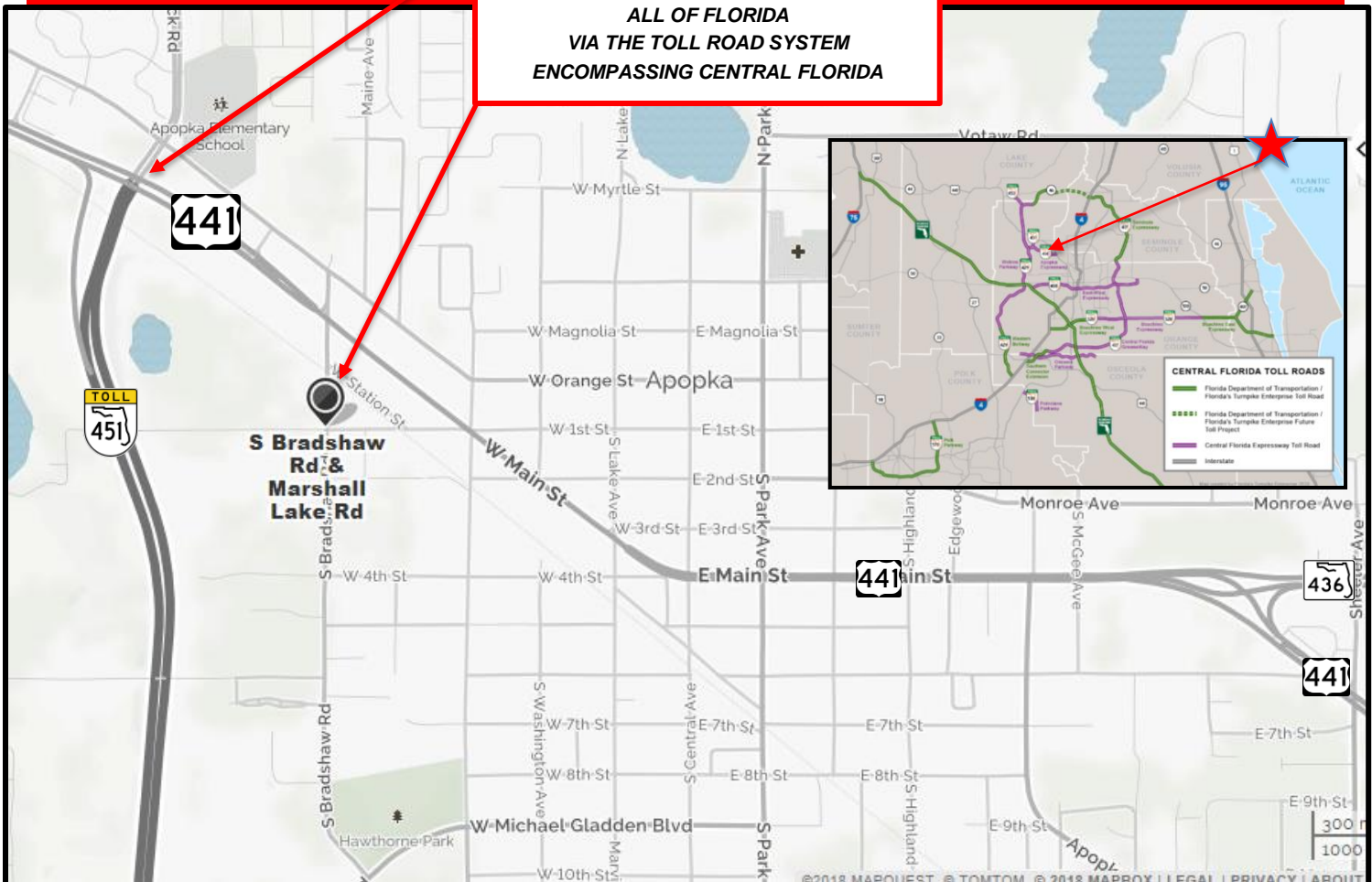
www.BossCRE.com

FOR SALE



EASY ACCESS TO SR 451

ALL OF FLORIDA
VIA THE TOLL ROAD SYSTEM
ENCOMPASSING CENTRAL FLORIDA



DEMOGRAPHICS

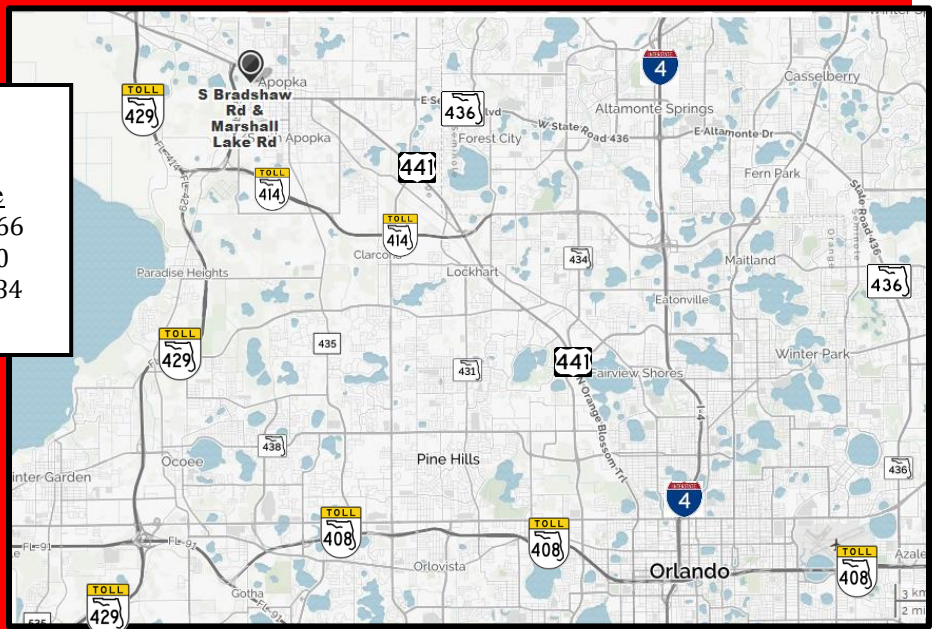
	1 mile	3 mile	5 mile
Population:	7,888	57,294	114,666
Households:	2,663	19,409	39,830
Avg Income:	\$78,659	\$79,437	\$85,384

Boss Commerical Real Estate, LLC
Licensed Real Estate Brokers

2211 Saxon Dr
New Smyrna Beach, FL, 32169

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FOR SALE



NEAREST UTILITIES

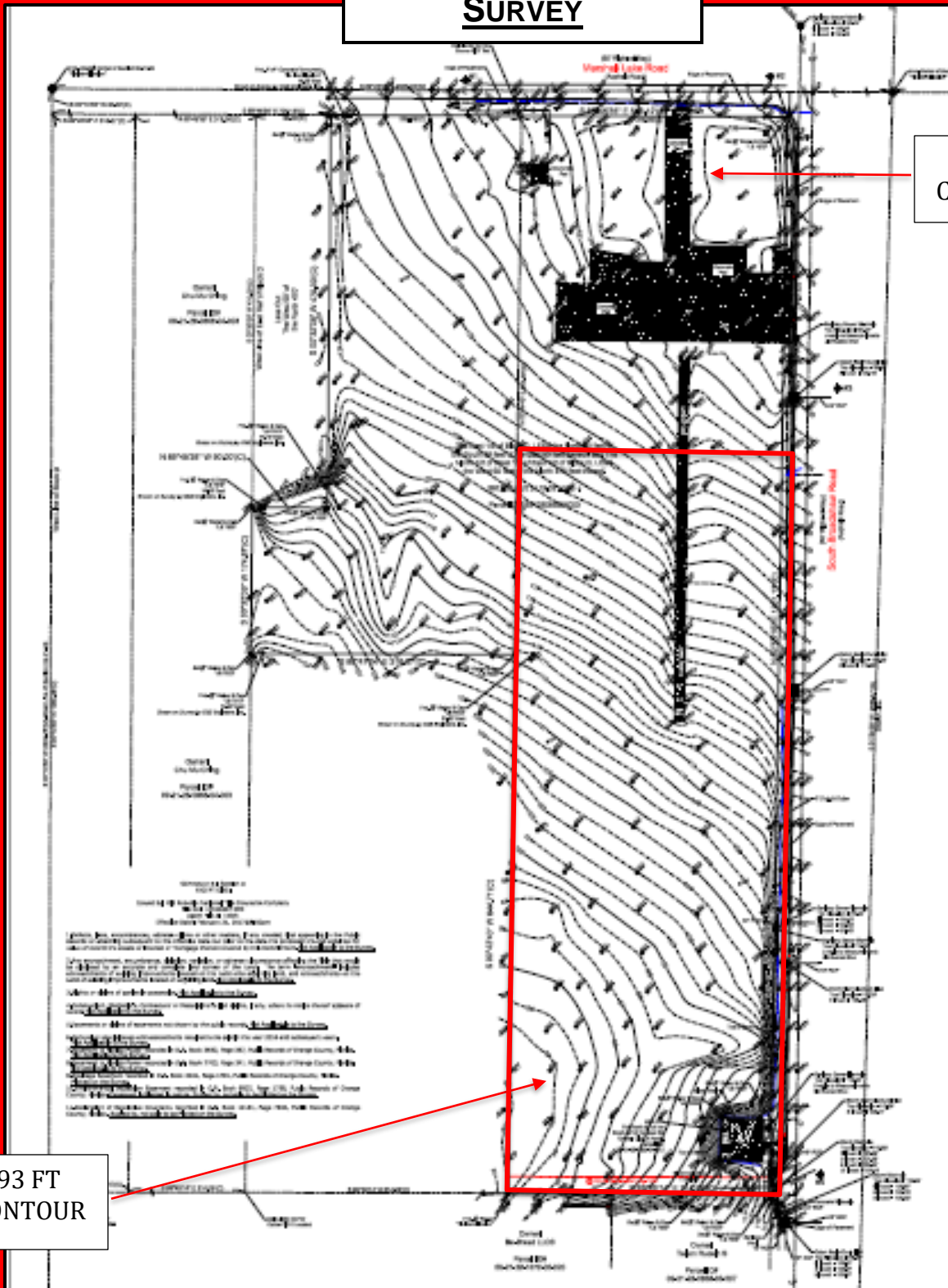


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FOR SALE



SURVEY



138 FT
CONTOUR

93 FT
CONTOUR

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